


FMV: \$200,000


20061218000613120 1/2 \$214.00
Shelby Cnty Judge of Probate, AL
12/18/2006 08:04:49AM FILED/CERT

WARRANTY DEED

GRANTOR:
BUDDY RAY SIMPSON AND
WIFE, MARGARET LENORA SIMPSON
112 SIMPSON ROAD
WILSONVILLE, AL 35186

GRANTEE:
SIMPSON FAMILY PROPERTIES, LLC.
15 WATKINS LANE
HATCHECHUBBEE, AL 36858

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other love and considerations by the undersigned grantor, Buddy Ray Simpson, a married man and his wife, Margaret Lenora Simpson, Grantor, in hand paid by Simpson Family Properties, LLC. an Alabama Corporation consisting of the children of Buddy Ray and Margaret Lenore Simpson herein referred to as being the Grantee, the receipt and sufficiency of which are hereby acknowledged, I, the said Buddy Ray and Margaret Lenore Simpson, do hereby grant, bargain, sell and convey unto the said Simpson Family Properties, LLC., the following described real estate situated, lying and being in Shelby County, Alabama, to-wit:

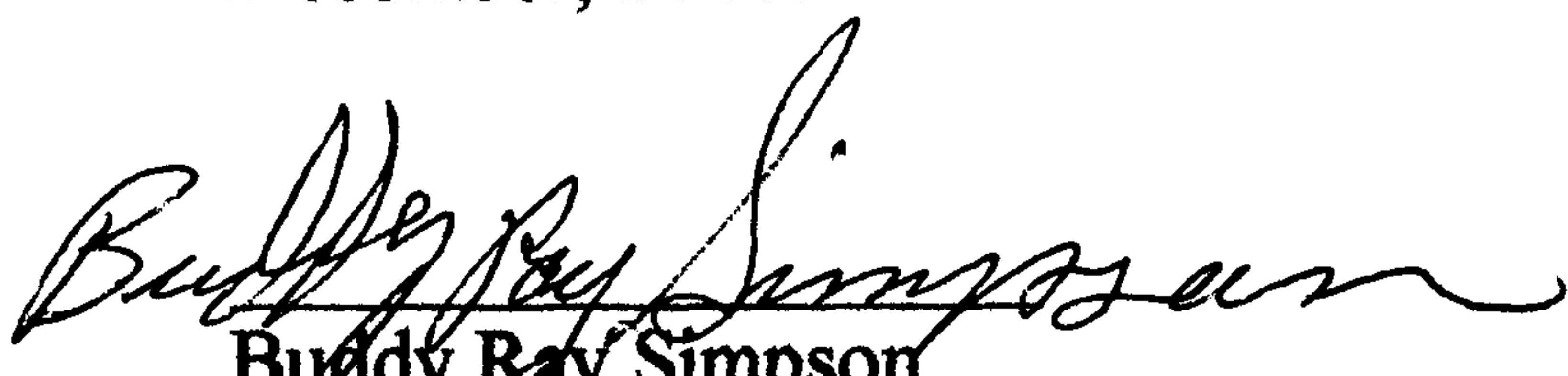
Parcel A: All of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, lying South and east of Four Mile Creek and all of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, lying South of Four Mile Creek and South and West of Yellowleaf Creek, South of the intersection of Four Mile Creek and Yellowleaf Creek, all in Section 29, Township 20 South, Range 2 East, situated in Shelby County, Alabama and being the same property as recorded in Instrument # 1995-15066 in the Judge of Probate Office of Shelby County, Alabama. Said Parcel contains 75 acres plus or minus. And also,

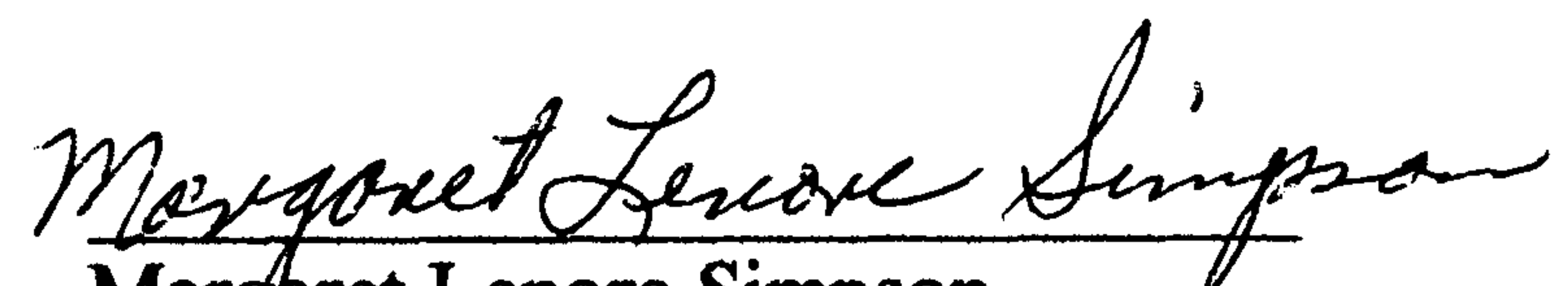
Parcel B: Being the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 29, Township 20 South, Range 2 East. Also all of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, lying North of the right of way line of State Highway known as No. 25; and also all of the East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, lying North of the right of way line of State Highway No. 25; all in Section 29, Township 20 South, Range 2 East, Shelby County, Alabama and being the same property as recorded in Instrument #1993-39838 in the Judge of Probate Office of Shelby County, Alabama. Said Parcel contains 25 acres plus or minus. Less and except that portion acquired by Alabama Power Company by Deed Book 249, Page 395; and Deed Book 251, Page 357; and also less and except that portion conveyed to the State of Alabama by deed recorded in Deed Book 351, Page 143 in the Judge of Probate Office of Shelby County, Alabama.

The above described real estate does not constitute the homestead of any of the within-named Grantors.

And I, the said Buddy Ray and Margaret Lenore Simpson, do, for our selves, our heirs, executors and administrators, covenant with the said Simpson Family Properties, LLC. their heirs and assigns, that I am lawfully seized in fee simple of said premises: that they are free from all encumbrances unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that that we will, and our heirs, executors and administrators shall warrant and defend the same unto the said Simpson Family Properties, LLC., their heirs and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and seal on this the 14th day of December, 2006.


Buddy Ray Simpson


Margaret Lenore Simpson

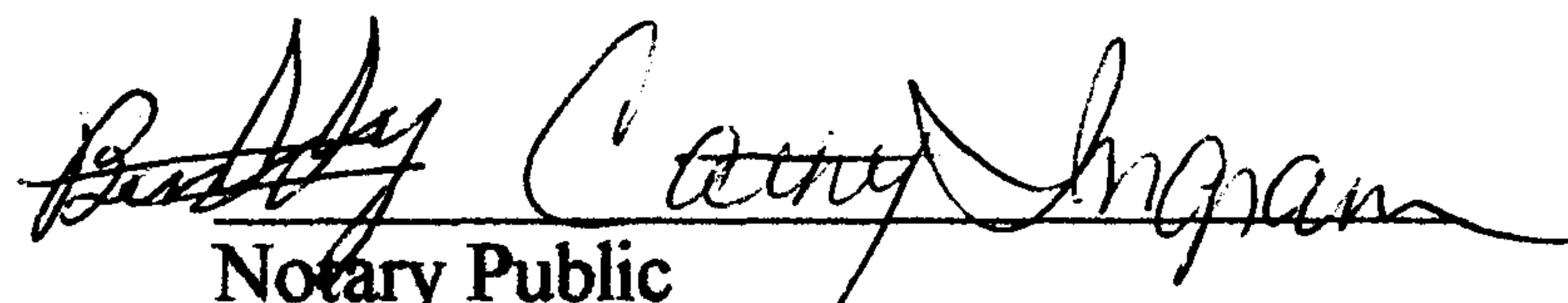
Shelby County, AL 12/18/2006
State of Alabama

Deed Tax: \$200.00

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned authority, a Notary Public in and for said State at Large, do hereby certify that Buddy Ray and Margaret Lenore Simpson, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal as of this 14th day of December, 2006.


Notary Public

CATHY INGRAM
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
July 25, 2009

**THIS INSTRUMENT WAS PREPARED BY: BUDDY RAY AND
MARGARET LENORA SIMPSON, OWNER**