

20100217000047580 1/2 \$1179.00  
Shelby Cnty Judge of Probate, AL  
02/17/2010 03:58:05 PM FILED/CERT

(Description supplied by parties. No verification of title or compliance with governmental requirements has been made by preparer of deed.)

This instrument was prepared by:  
Wallace, Ellis, Fowler & Head  
P O Box 587  
Columbiana, AL 35051

Send Tax Notice to:  
Robert C. Moody  
116 Saintstfield lane  
Birmingham, AL 35242

**WARRANTY DEED**

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ONE MILLION ONE HUNDRED SIXTY FIVE THOUSAND AND NO/00 Dollars (\$1,165,000.00), to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Jacqueline Jones and husband, Quenton Earl Jones, (herein referred to as grantor, whether one or more)** do by these presents grant, bargain, sell and convey unto, **Robert C. Moody, (herein referred to as grantee, whether one or more)**, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 69 -A, according to the Survey of a Resubdivision of Lot 69 of Stonegate Realty Phase Three, as recorded in Map Book 36, Page 13, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

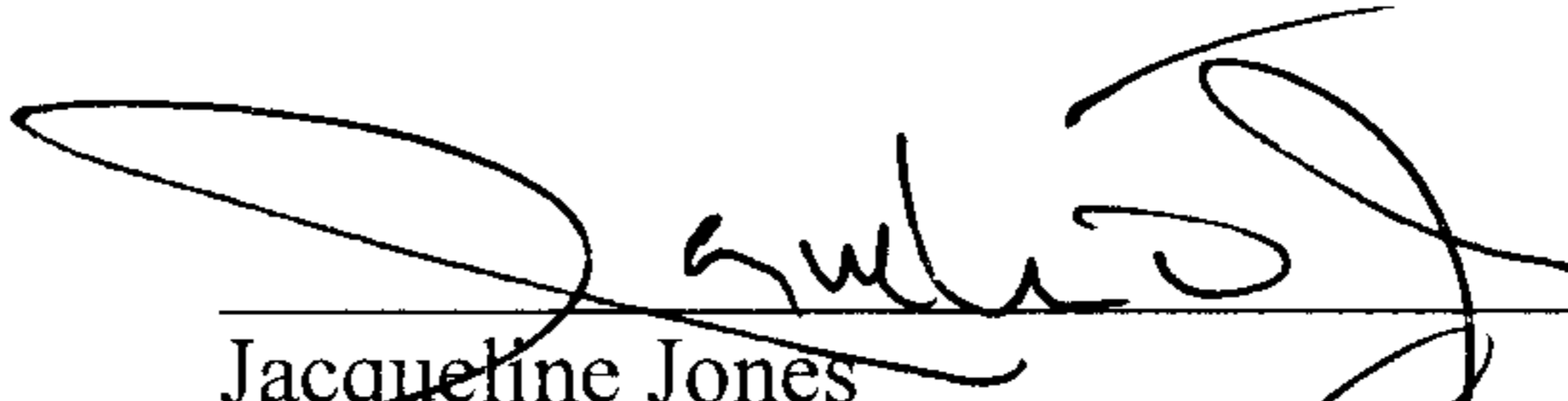
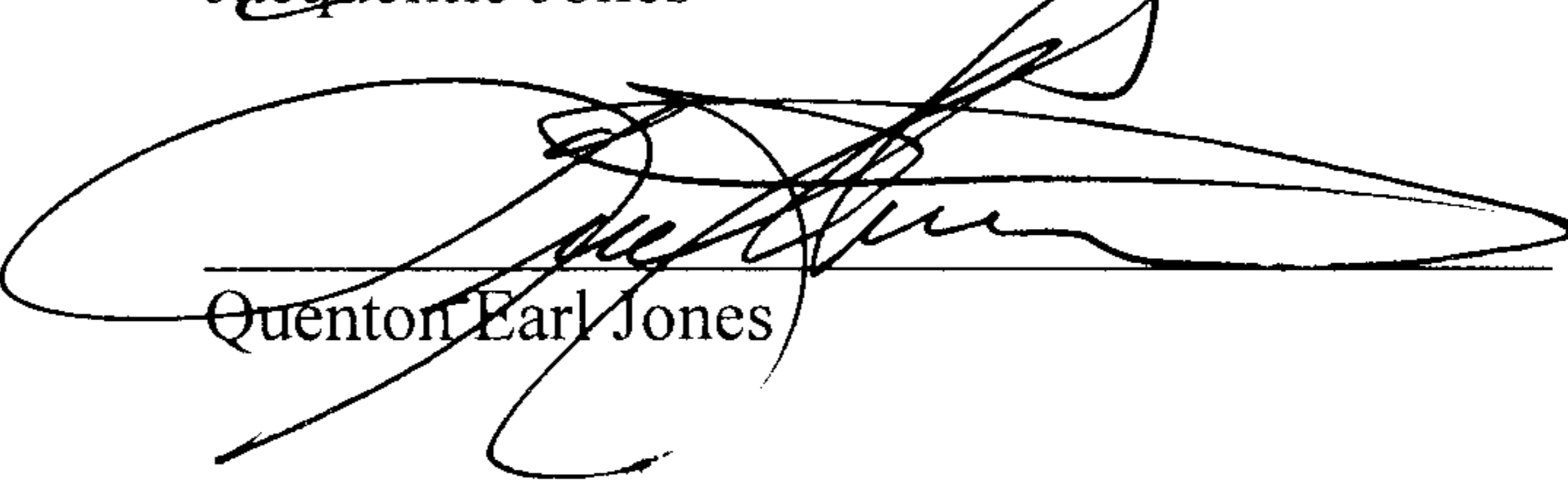
Subject to 2010 property taxes and subsequent years and all easements, restrictions, reservations, provisions, covenants, building set-back lines and rights of way of record.

**TO HAVE AND TO HOLD** to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 16<sup>th</sup> day of February, 2010.

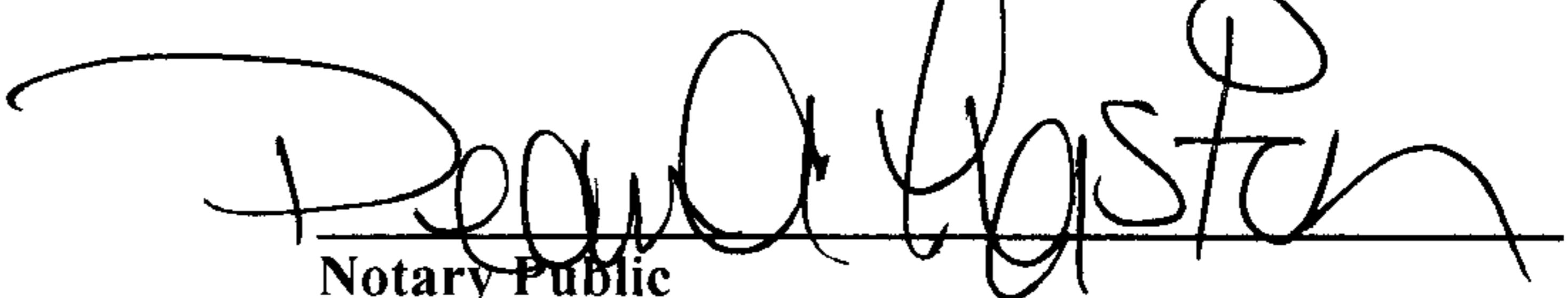
Shelby County, AL 02/17/2010  
State of Alabama  
Deed Tax : \$1165.00

  
\_\_\_\_\_  
Jacqueline Jones  
  
\_\_\_\_\_  
Quenton Earl Jones

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Jacqueline Jones and Quenton Earl Jones, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16<sup>th</sup> day of February, 2010.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 10-30-2012

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

All that part of Lot 1 of Louise Harton Hagans "Andy Jackson Farm", lying South and West of Persimmon Tree Road, said "Andy Jackson Farm" recorded in Plat Book A, Page 6, as the Walker, Smith, Nelson Subdivision, in the Office of the Judge of Probate, Limestone County, Alabama, and being more particularly described as follows:

Commencing at a 1 inch crimped iron pipe at the Southeast corner of said Lot 1 of "Andy Jackson Farm"; thence South 88 deg. 41 min. 00 sec. West for 307.58 feet to a capped rebar on the West right of way margin of Persimmon Tree Road; thence along said margin North 14 deg. 10 min. 00 sec. West for 171.29 feet to a capped rebar set; thence leaving said margin South 88 deg. 41 min. 00 sec. West for 522.75 feet to a capped rebar set; thence North 09 deg. 52 min. 41 sec. East for 544.00 feet to a capped rebar set at the POINT OF BEGINNING of the herein described tract of land; thence continue North 09 deg. 52 min. 41 sec. East for 279.80 feet to a capped rebar set on said margin; thence along said margin and along a curve to the right having a radius of 778.50 feet an arc length of 234.35 feet and a chord bearing of South 43 deg. 52 min. 51 sec. East for a chord distance of 233.47 feet; thence North 54 deg. 47 min. 33 sec. East for 10.00 feet; thence along a curve to the right having a radius of 788.50 feet an arc length of 127.47 feet and a chord bearing of South 30 deg. 36 min. 17 sec. East for a chord distance of 127.33 feet; thence leaving said margin South 89 deg. 16 min. 36 sec. West for 282.89 feet back to the point of beginning.

All being situated in Limestone County, Alabama.