

SEND TAX NOTICE TO:

(Name) Mr. Ronnie English

(Address)

2620 Briarberry Place
Bham 35226

This instrument was prepared by

(Name) Wade H. Morton, Jr., Attorney at Law

(Address) Post Office Box 1227, Columbiana, Alabama 35051-1227

Form 1-1-27 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of THREE THOUSAND and NO/100 ----- (\$3,000.00) DOLLARS
in hand paid and execution and delivery of the following described purchase money mortgage,

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,

RICKY WAYNE SEALE, whose wife SHARON SEALE joins in this conveyance,

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

RONNIE ENGLISH

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

See Exhibit "A" for legal description of real property conveyed by this Warranty Deed
LESS AND EXCEPT title to minerals underlying this real property with mining rights and
privileges belonging thereto as reserved by instrument recorded in Deed Book 145, at
Page 165, in the Office of the Judge of Probate of Shelby County, Alabama, and subject
to rights acquired by Alabama Power Company by instrument recorded in Deed Book 242, at
Page 369, in said Probate Records.

Subject to taxes for 1986 that are a lien, but not due and payable until October 1,
1986 which taxes Grantor agrees to pay. Grantee agrees to assess taxes on this real
property for 1987 and subsequent years.

Subject to all planning, zoning, health and other governmental regulations affecting
subject real property.

Subject to all rights-of-way, easements and transmission lines, if any, in evidence
through use.

Subject to all rights-of-way, easements, limitations and restrictions shown on
the survey map or plat specified in Exhibit "A" to this Warranty Deed, a copy of which
map was delivered to Grantee either on this date or prior hereto.

Ricky Wayne Seale is one and the same person as the Grantee designated as Rick Seale
in that certain deed from Gulf States Paper Corporation conveying acreage in the NW 1/4
of Section 35, Township 24 North, Range 15 East, Shelby County, Alabama, of which the
above described real property is a part.

\$10,000.00 of the consideration for this deed is secured by a purchase money mortgage
on the above described real property from the Grantee herein to the Grantor Ricky Wayne
Seale, which mortgage was executed and delivered simultaneously herewith.

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, that 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, their heirs and assigns forever.
against the lawful claims of all persons. There is no warranty or representation as to the condition
or quality or quantity of this real property.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 11th

day of June, 1986

(Seal)

(Seal)

(Seal)

Ricky Wayne Seale (Seal)

Sharon Seale (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County in said State,
hereby certify that Ricky Wayne Seale and wife, Sharon Seale,
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 11th day of June, 1986

Wade H. Morton, Jr. (Seal)

EXHIBIT "A"

LEGAL DESCRIPTION OF REAL PROPERTY

PARCEL No. 32

Commence at the Northwest corner of Section 35, T.S. 24N, R.15E, Shelby County, Alabama and run thence North 90°-00'-00" East along the North line of said Section 35 a distance of 628.30' to a point, Thence South 00°-00'-00" East a distance of 89.76' to the "POINT OF BEGINNING", also being on the West bank of Shack Branch slough on Lay Lake, Thence South 39°-08'-06" East along said slough a distance of 57.13' to a point, Thence South 58°-49'-37" East continuing along said West bank a distance of 87.81' to a point, Thence North 90°-00'-00" West a distance of 453.35' to a point, Thence North 34°-33'-39" West a distance of 109.00' to a point, Thence North 90°-00'-00" East a distance of 404.00' to the "POINT OF BEGINNING", containing 0.86 acres.

According to my survey this the 8th day of April, 1986

Joseph E. Conn, Jr.

Joseph E. Conn, Jr.
Alabama Registered No. 9049

SIGNED FOR IDENTIFICATION:

Ricky Wayne Seale
Ricky Wayne Seale

Sharon Seale
Sharon Seale

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1. Deed Tax \$ 3.00
2. Mtg. Tax
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 9.00

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1986 JUN 12 AM 11:09

Thomas A. [Signature]
JUDGE OF PROBATE