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GRANTEE: Jason R. and Deborah W. Joiner
P.O. Box 86
Shelby, AL 35143

STATUTORY FORM WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of NINETEEN THOUSAND FOUR HUNDRED FIFTY SIX AND NO/100 DOLLARS to the undersigned grantor, BLUE CREEK LAND COMPANY, INC., a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto JASON R. JOINER and wife, DEBORAH W. JOINER (herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1, according to the recorded map of Weaver Farms as recorded in Map Book 13, Page 38, in the Probate Office of Shelby County, Alabama.

TOGETHER WITH ALL RIGHTS acquired by Weaver Land Company, Inc. by virtue of permit by and between Alabama Gas Corporation and Weaver Land Company, Inc., dated February 13, 1989, recorded in Real Record 226, Page 469.

SUBJECT TO: Permit to Alabama Power Company as recorded in Deed Book 149, Page 376, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: A 60 foot right of way for ingress and egress across the South side of said lot as shown on recorded map of Weaver Farms.

SUBJECT TO: Rights reserved by Alabama Gas Corporation by permit recorded in Real Record 226, Page 469, in Probate office.

Said easement for purpose of ingress and egress is a private drive and Grantor herein assumes no responsibility for maintenance of said private drive.

SUBJECT TO all restrictions, reservations, easements and right of ways of record or in evidence through use.

Blue Creek Land Company, Inc. was formerly known as Blue Creek Wood Products, Inc. until its name was changed by instrument recorded on June 10th, 1988 in the Office of the Judge of Probate, Jefferson County, Alabama in Real Book 702, Page 891 and 892.

*\$15,564.00 of the purchase price recited above was paid by mortgage executed simultaneously herewith.

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TO HAVE AND TO HOLD unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

IN WITNESS WHEREOF, the said GRANTOR, by its President A. Glenn Weaver who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of July, 1989.

BLUE CREEK LAND COMPANY, INC.

A. Glenn Weaver
A. Glenn Weaver, President

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that A. Glenn Weaver whose name as President of BLUE CREEK LAND COMPANY, INC., a corporation, 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 10th day of July, 1989.

Burill W. Scarvey
Notary Public

THIS INSTRUMENT PREPARED BY:
Blue Creek Land Company, Inc.
412 4th Avenue, Bessemer, Alabama

My Commission Expires September 29, 1991

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William H. [Signature]
JUDGE OF PROBATE

1. Deed Tax \$ 4.00
2. Mtg. Tax 5.00
3. Recording Fee 3.00
4. Indexing Fee 12.00
TOTAL 24.00