

THIS INSTRUMENT PREPARED BY:

NAME: J. Swierz

ADDRESS: 8 Penn Center, Phila., PA 19103

Send Tax Notice To:

Mark W. Cosper

Route 1 Box 2469 North Street

Shelby, Alabama 35143

Alabama Title Co., Inc.

WARRANTY DEED (Without Survivorship)

BIRMINGHAM, ALA.

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of thirty-five thousand and no/100 ----- (\$35,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I or we, TERRELL R. JOHNSON, JOSEPH T. HARTMAN, GEORGE E. MC CARTY, WILLIAM G. ANDERSON and GEORGE J. EGNER, Trustees under Declaration of Trust dated August 1, 1985

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

Mark W. Cosper

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

Lot No. 6, in Block No. 10, of Pine Grove Camp, according to the Survey of the Second Addition to Pine Grove Camp, dated September 21, 1959, made by Frank W. Wheeler, Registered Land Surveyor, a map of which is recorded in Deed Book 205, Page 197, in the Probate Office of Shelby County, Alabama, and being a part of the Southeast Quarter of the Southeast Quarter of Section 12, Township 24, Range 15 East, Shelby County, Alabama, EXCEPT mineral and mining rights.

Also EXCEPTING those water rights heretofore conveyed to the Alabama Power Company by deed recorded in Deed Book 52, Page 176, in the Office of the Judge of Probate of Shelby County, Alabama;

ALSO, subject to power line permits to Alabama Power Company.

Subject to easements and restrictions of record.

AND by Authority set forth under Declaration of Trust dated August 1, 1985, any two Trustees thereunder may act for all the Trustees.

\$34,202.00 of the total consideration recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantees, 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.

IN WITNESS WHEREOF, they have hereunto set their hands(s) and seal(s), this 26th day of June, 1989.

1. Deed Tax ----- \$ 1.00
2. Mtg. Tax ----- \$
3. Recording Fee ----- 2.50 (Seal)
4. Indexing Fee ----- \$ 6.00
5. No Tax Fee ----- \$ 1.80
TOTAL ----- \$ 10.30

TERRELL R. JOHNSON, JOSEPH T. HARTMAN, GEORGE E. MC CARTY, WILLIAM G. ANDERSON, and GEORGE J. EGNER, Trustees under Declaration of Trust dated August 1, 1985

PENNSYLVANIA
STATE OF XXXXXXXX
Philadelphia COUNTY

Thomas A. Swierz, Jr.
JUDGE OF PROBATE General Acknowledgment

I, John Swierz, a Notary Public in and for said County, in said State, hereby certify that Terrell R. Johnson, Joseph T. Hartman, George E. McCarty, William G. Anderson and George J. Egner, Trustees under Declaration of Trust dated August 1, 1985, 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 26th day of June, A. D., 1989.