

THIS INSTRUMENT WAS PREPARED BY:

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Suite 2020, AmSouth-Harbert Plaza
1901 Sixth Avenue North
Birmingham, Alabama 35203

228
Return to:
First Alabama Bank
Shelby County
200 Inverness Center Drive
Birmingham, Alabama 35242

THE FULL CONSIDERATION FOR THIS DEED WAS PAID FROM THE PROCEEDS OF A LOAN TO THE GRANTEE FROM FIRST ALABAMA BANK/SHELBY COUNTY, AS EVIDENCED BY A PURCHASE MONEY MORTGAGE EXECUTED BY THE GRANTEE IN FAVOR OF THE SAID BANK AND OF EVEN DATE HEREWITH

STATE OF ALABAMA)
 :
SHELBY COUNTY)

WARRANTY DEED

BOOK 345 PAGE 674

KNOW ALL MEN BY THESE PRESENTS that in consideration of THIRTY EIGHT THOUSAND TWENTY FIVE DOLLARS (\$38,025.00) and other good and valuable consideration to the undersigned grantor, Robert E. Lee (hereinafter referred to as the "Grantor"), in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents grant, bargain, sell, and convey unto The First Baptist Church of Pelham (hereinafter referred to as the "Grantee") the real estate (hereinafter referred to as the "Property"), situated in Shelby County, Alabama, described in Exhibit A attached hereto, and together with all of the buildings, improvements, fixtures, appurtenances, and usufructs thereon or pertaining thereto.

TO HAVE AND TO HOLD to the said Grantee and to the successors and assigns of the said Grantee, forever.

And the said Grantor does for himself, and his successors and assigns, covenant with the said Grantee, and the successors and assigns of the said Grantee, that the Grantor is lawfully seized in fee simple of the Property, that the Property is free from all encumbrances, except those described in Exhibit B attached hereto, that the Grantor has a good right to sell and convey the same as aforesaid, that the Property is not homestead property, and that the Grantor will, and the successors and assigns of the Grantor shall, warrant and defend the same to the said Grantee, and the successors and assigns forever of the Grantee, against the lawful claims of all persons.

First Ala. Bank

IN WITNESS WHEREOF, the said Grantor has set his hand and seal hereon on this the 31st day of May, 1991.

BY: Robert E. Lee [SEAL]
ROBERT E. LEE

W. H. Hickland [SEAL]
WITNESS

Elizabeth C. Harper [SEAL]
WITNESS

W. H. Hickland [SEAL]
WITNESS

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STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Robert E. Lee**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 31 day of May, 1991.

Cheryl L. Hay
Notary Public

My Commission Expires: 4-17-93

EXHIBIT A

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Commence at the Northeast corner of the NE 1/4 of the NW 1/4 of Section 13, Township 20 South, Range 3 West, Pelham, Shelby County, Alabama and run thence South 0 deg. 46 min. 49 sec. East along the East line of the NE 1/4 of the NW 1/4 of said Section 13 a distance of 669.48 feet to a point; thence run North 88 deg. 23 min. 46 sec. West a distance of 605.09 feet to a point; thence run North 1 deg. 36 min. 14 sec. East a distance of 174.80 feet to a point; thence run North 62 deg. 54 min. 15 sec. West a distance of 531.35 feet to a point on the Easterly right of way line of U. S. Highway No. 31; thence run North 27 deg. 05 min. 45 sec. East along said right of way line a distance of 58.01 feet to the point of beginning of the property, Parcel No. II, being described; thence run South 62 deg. 56 min. 22 sec. East a distance of 299.62 feet to a point; thence run North 27 deg. 29 min. 26 sec. East a distance of 228.73 feet to a point; thence run North 62 deg. 42 min. 40 sec. West a distance of 140.00 feet to a point; thence run South 27 deg 26 min. 18 sec. West a distance of 199.28 feet to a point; thence run North 62 deg. 56 min. 22 sec. West a distance of 160.00 feet to a point on the same said right of way line of same said Highway No. 31; thence run South 27 deg. 05 min. 45 sec. West a distance of 30.0 feet to the point of beginning; being situated in Shelby County, Alabama.

EXHIBIT B

General and special taxes or assessments for 1991 and subsequent years not yet due and payable.

Asphalt drive, and any rights of ingress and egress and the use thereof, as shown by the survey of Joseph E. Conn, Jr. (SURVCONN ENGINEERING CO.) dated February 25, 1991, revised certification, May 20, 1991.

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STATE OF ALA. SHERIFF
I CERTIFY THIS
INSTRUMENT WAS FILED

91 JUN -4 AM 8:21

Thomas H. Jennings
JUDGE OF PROBATE

1. Fixed Tax	—
2. A. Tax	—
3. B. Tax	10.00
4. C. Tax	2.00
5. D. Tax	4.00
6. E. Tax	4.00
7. F. Tax	—
8. G. Tax	—
Total	15.00

Notary public