

STATE OF ALABAMA

COUNTY OF SHELBY

125-

H6,800.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that JAMES GRAHAM BROWN FOUNDATION, INC. hereinafter called Grantor, for and in consideration of the sum of TEN (\$10.00) DOLLARS and other good and valuable consideration to us in hand paid by FRED WAYNE BORTON, hereinafter called Grantee, the receipt whereof is hereby acknowledged, do hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Grantee, the following described real property situated in Shelby County, Alabama to-wit:

The East one-half (1/2) of the Southeast quarter (1/4), Section 2, Township 24 North, Range 13 East, Shelby County, Alabama, containing 80 acres, more or less.

There is EXCEPTED from this conveyance and reserved unto the Grantor, its successors and assigns, in perpetuity, all oil, gas and minerals and all oil, gas and mineral rights located in, on or under the above described property.

SUBJECT TO existing roadways acquired by conveyance or prescription, all railroad rights of way, and all easements, including easements for utilities, recorded or unrecorded and visible or subterranean, including but not limited to gas pipe lines.

TOGETHER with all and singular, the rights, members, privileges, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

TO HAVE AND TO HOLD unto the said Grantee, its successors and assigns, in fee simple forever. And Grantor does covenant with the said Grantee that it is lawfully seized in fee simple of the said premises; that it has a good right to sell and convey the same as aforesaid; that said premises are free from all liens and encumbrances; and that it will and its successors and assigns, shall forever warrant and defend the title to and the possession of the same unto the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

P.O. Box 379
Shelby, AL

IN WITNESS WHEREOF, JAMES GRAHAM BROWN FOUNDATION, INC., a corporation, has caused these presents to be executed by Graham B. Loper, as its Vice-President, on this the 29th day of August, 1991.

JAMES GRAHAM BROWN FOUNDATION,
INC., a Kentucky Corporation,,

BY: Graham B. Loper
Graham B. Loper,
Vice-President

STATE OF ALABAMA

COUNTY OF BALDWIN

Personally appeared before me, the undersigned authority, a Notary Public in said State, do hereby certify that Graham B. Loper, whose name as Vice-President of James Graham Brown Foundation, Inc., a Kentucky 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 said conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation with full authority as Vice-President on the day the same bears date.

GIVEN under my hand and seal on this the 29th day of August, 1991.

Dorothy L. Blair
NOTARY PUBLIC, STATE OF ALABAMA

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC, STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: MAY 20, 1992.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Address of Grantor: 601 Moran Street
Bay Minette, Alabama 36507

Address of Grantee: _____

1. Bond Fee	47.00
2. Notary Fee	3.80
3. Recording Fee	3.80
4. Indexing Fee	1.00
5. No Tax Fee	
6. Certified Fee	
Total	55.60

THIS INSTRUMENT PREPARED BY:

TAYLOR D. WILKINS, JR.
Attorney at Law
WILKINS, BANKESTER, BILES & WYNNE
Post Office Box 400
Bay Minette, Alabama 36507

I CERTIFY THAT
THIS INSTRUMENT WAS

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CLERK OF THE COURT