

THIS INSTRUMENT PREPARED BY:
JAMES R. MONCUS, JR.
ATTORNEY AT LAW
1318 ALFORD AVENUE SUITE 102
BIRMINGHAM AL 35226

SEND TAX NOTICE TO:
Frank Alan Griffin
6189 Highway 17
Helena, Alabama 35080

WARRANTY DEED

Cons \$1000.00

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten and No/100 (\$10.00) Dollars to the undersigned grantor (whether one or more, in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

SUSIE G. GRIFFIN, AN UNMARRIED WOMAN

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

FRANK ALAN GRIFFIN

(herein referred to as Grantee, whether one or more), all my right, title and interest in and to the following described real estate, situated in Jefferson County, Alabama, to-wit:

Begin at the Northeast corner of Section 33, Township 20 South, Range 3 West, Shelby County, Alabama; thence South 16 degrees 39 minutes West 1250.00 feet to the point of beginning; thence right 72 degrees 54 minutes in a Westerly direction 210.00 feet (Point A); thence left 90 degrees 00 minutes in a Southerly direction 210.00 feet; thence left 90 degrees 00 minutes in an Easterly direction 210.00 feet; thence left 90 degrees 00 minutes in a Northerly direction 210.00 feet to the point of beginning. ALSO a 30.00 foot easement being 15.00 feet on each side of the following centerline: Begin at POINT A; thence Easterly along the North line of above described property 15.00 feet to point of beginning of centerline herein described; thence left 90 degrees 00 minutes in a Northerly direction 350.00 feet; thence left 90 degrees 00 minutes in a Westerly direction 300.00 feet to intersection with the Southeast right of way of a public road, said intersection being the terminus of centerline herein described. Situated in Shelby County, Alabama. According to the survey of W. M. Varnon, R.L.S., Alabama Cert. No. 9324 dated January 17, 1984.

Subject to all easements, restrictions, and rights-of-way of record.

TO HAVE AND TO HOLD, the same unto the 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 said grantee, his, her or 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 stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we)

James R. Moncus

will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

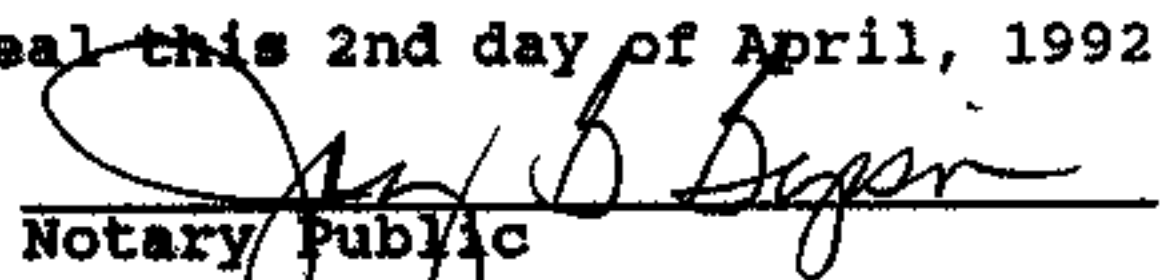
IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 2nd day of April, 1992.


SUSIE G. GRIFFIN

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Susie G. Griffin, an unmarried woman, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 2nd day of April, 1992.


Notary Public