

This instrument was prepared by

Courtney Mason & Associates PC
100 Concourse Parkway Suite 350
Birmingham, Alabama 35244

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SIXTY THREE THOUSAND & NO/100----
(\$163,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the
GRANTEES herein, the receipt whereof is acknowledged, we, William N. McPherson and
wife, Betty J. McPherson (herein referred to as grantors), do grant, bargain, sell
and convey unto Alan J. Swindall and wife, Sandra H. Swindall (herein referred to
as GRANTEES) for and during their joint lives and upon the death of either of
them, then to the survivor of them in fee simple, together with every contingent
remainder and and right of reversion, the following described real estate,
situated in Shelby County, Alabama, to-wit:

See Attached Exhibit A for Legal Description.

Subject to existing easements, current taxes, restrictions, set-back lines and
rights of way, if any, of record.

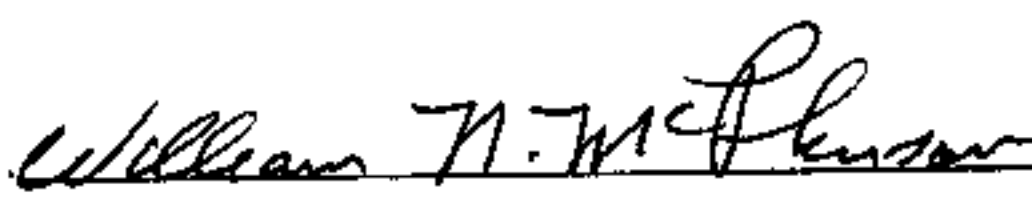
\$146,700.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 100 Plateau Road, Montevallo, Alabama 35115

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon
the death of either of them, then to the survivor of them in fee simple, and to
the heirs and assigns of such survivor forever, together with every contingent
remainder and right of reversion.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and
administrators, covenant with 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 stated 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, we have hereunto set our hands and seals, this 27th day of
September, 1993.


William N. McPherson (SEAL)

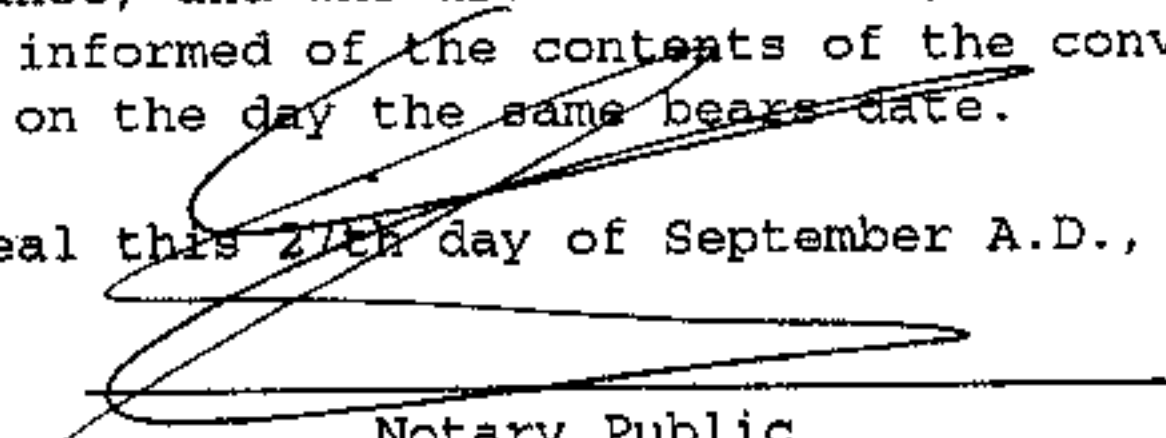

Betty J. McPherson (SEAL)

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, Courtney H. Mason, Jr., a Notary Public in and for said County, in said State,
hereby certify that William N. McPherson and wife, Betty J. McPherson whose names
are 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 27th day of September A.D., 1993


Notary Public

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95

09/30/1993-30175
12:21 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 27.50

Inst # 1993-30175

Exhibit A

A parcel of land situated in the Southeast Quarter of Northwest Quarter, part in Northwest Quarter of Southwest Quarter and part in Southwest Quarter of Northwest Quarter of Section 7, Township 22 South, Range 2 West, described as follows:

Beginning at the Southwest corner of the Southeast Quarter of Northwest Quarter of Section 7, go South 63 deg. 46' West 173.96 feet to the East boundary of County road; thence North 33 deg. 34' West along the boundary line 105.30 feet to the beginning of a curve to the right having a central angle of 17 deg. 22' a radius of 380.27 feet and subtended by a chord being North 24 deg. 53' West, a distance of 114.87 feet; thence along the curve 115.26 feet to the point of tangent; thence North 16 deg. 12' West 333.81 feet to the South boundary of Shelby County Highway #12; thence North 74 deg. 55' East along this boundary 9.63 feet to the beginning of a curve to the left having a central angle of 2 deg. 48' a radius of 6073.00 feet and subtended by a chord bearing 73 deg. 31' East a distance of 262.78 feet; thence along this curve 263.38 feet; thence South 16 deg. 12' East 509.20 feet; thence South 63 deg. 46' West 53.15 feet to the point of beginning.

ALSO, a parcel of land situated part in the Southeast Quarter of the Northwest Quarter and part in the Southwest Quarter of the Northwest Quarter of Section 7, Township 22 South, Range 2 West, described as follows:

Commence at the Southwest corner of the Southeast Quarter of the Northwest Quarter of Section 7, and go North 63 deg. 46' East 53.15 feet to the point of beginning; thence continue along this line 274.13 feet; thence North 16 deg. 12' West 472.93 feet to the South boundary of Shelby County Highway No. 12; thence southwesterly along a curve, having a central angle of 11 deg. 38-1/2' a radius of 6033.00 feet and subtended by a chord bearing South 71 deg. 25' West for 270.00 feet, a distance of 270.61 feet; thence South 16 deg. 12' East 509.20 feet to the point of beginning.

Situated in Shelby County, Alabama.

W. N. McP
L. J. McP

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