

THIS INSTRUMENT PREPARED BY:

SEND TAX NOTICE TO:

Frank K. Bynum
#17 Office Park Circle
Birmingham, AL 35223

Mark Alan Friedman
Lot 9-A, Lake Kathryn
Lake Kathryn, AL

STATE OF ALABAMA COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of FORTY FIVE THOUSAND NINE HUNDRED & NO/100 (\$45,900.00) to the undersigned grantors Mitchell P. Schencker and wife, Kathryn W. Schencker in hand paid by Mark Alan Friedman and K. T. Friedman, the receipt whereof is acknowledged, we, Mitchell P. Schencker and wife, Kathryn W. Schencker (herein referred to as Grantors) grant, bargain, sell and convey unto Mark Alan Friedman and K. T. Friedman (herein referred to as Grantees), as joint tenants, with right of survivorship, the following real estate, situated in Shelby County, Alabama, to wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

Subject to existing easements, restrictions, building set-back lines, rights of way, limitations, if any, of record.

\$36,720.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Grantees, as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that we are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and by 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 30th day of September, 1993.



Mitchell P. Schencker

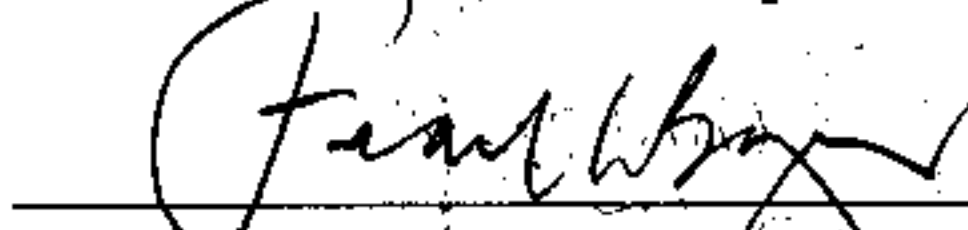


Kathryn W. Schencker

STATE OF ALABAMA COUNTY OF JEFFERSON

I, the undersigned, a Notary Public, in and for the said County, in said State, hereby certify that Mitchell P. Schencker and wife, Kathryn W. Schencker whose names are signed to the foregoing conveyance, and who are known to me, acknowledge 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 30th day of September, 1993.



Frank K. Bynum, NOTARY PUBLIC

My Commission Expires: November 20, 1996

10/08/1993-31328
02:24 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HJS 20.50

Inst # 1993-31328

THIS LEGAL DESCRIPTION IS HEREBY MADE A PART OF THAT CERTAIN DEED FROM MITCHELL P. SCHENCKER AND KATHRYN W. SCHENCKER TO MARK ALAN FRIEDMAN AND K. T. FRIEDMAN DATED SEPTEMBER 30, 1993.

EXHIBIT "A"

Lot 9-A, according to Survey of Lake Kathryn, a private subdivision as recorded in Map Book 17 page 50; being situated in Shelby County, Alabama.

Also, an undivided interest in and to a non-exclusive easement described as follows:

A non-exclusive 50-foot easement for ingress and egress, lying 25 feet on either side of the centerline, being more particularly described as follows:

A part of the NE 1/4 of the NE 1/4 of Section 15, Township 19 South, Range 1 East, more particularly described as follows:

Commence at the SW corner of the NE 1/4 of the NE 1/4 of Section 15, Township 19 South, Range 1 East; thence run East along the South line of said 1/4-1/4 section to the SE corner of the NE 1/4 of the NE 1/4 of said Section 15; thence turn 94 deg. 23 min. 55 sec. left and run Northwesterly for a distance of 140.18 feet; thence turn 3 deg. 32 min. 44 sec. right and run Northerly for a distance of 179.07 feet; thence turn 4 deg. 56 min. 01 sec. left and run Northwesterly for a distance of 221.19 feet; thence turn 8 deg. 24 min. 39 sec. right and run Northerly for a distance of 60.00 feet; thence turn 0 deg. 01 min. 04 sec. right and run Northerly for a distance of 212.45 feet; thence turn 90 deg. left and run Westerly for a distance 50.00 feet; thence turn 36 deg. 30 min. 13 sec. left and run Southwesterly for a distance of 736.90 feet; thence turn 153 deg. 01 min. 36 sec. right and run Northeasterly for a distance of 743.71 feet to the point of beginning, being a point on the centerline of a 50.00 foot ingress and egress easement, being 25.0 feet on either side of the following described line; thence turn 98 deg. 29 min. 10 sec. left and run Northwesterly along said centerline for a distance of 341.73 feet to a point of curve to the left, said curve having a radius of 506.33 feet, an intersection angle of 33 deg. 00 min. 13 sec.; thence continue along said centerline and arc of said curve for a distance of 291.66 feet to a point of tangent; thence continue along said centerline for a distance of 202.00 feet to a point of curve to the right, said curve having a radius of 242.28 feet; thence run along arc of said curve and centerline of said easement for a distance of 55.0 feet, more or less, to the Southeasterly right of way of Shelby County Road Number 55, and end of said easement; being situated in Shelby County, Alabama.

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