

SEND TAX NOTICES TO:

Daniel B. Whitman
5339 Highway 11 # 2000
Pelham, AL 35124 #

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other valuable consideration to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, Robert A. Barbara H. Whitman, a single woman (herein referred to as "Grantor"), hereby grants bargains, sells, and conveys unto Daniel B. Whitman and Lisa O. Whitman, as joint tenants with right of survivorship (herein referred to as "Grantee"), the following described real estate situated in Jefferson County, Alabama, to wit:

Parcel I:

Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line of said 1/4-1/4 for 322.92 feet to the Northerly R/W of Shelby County Highway #11 and the Point of Beginning; thence continue last described course for 115.24 feet; thence 90°00' left run West for 438.0 feet; thence 114°53'37" left run Southeasterly for 144.86 feet; thence 12°23' left run 168.37 feet to the Northerly R/W of said Highway #11; thence 81°27'50" left run Northeasterly along said R/W for 313.27 feet to the Point of Beginning.

Also a 20 foot easement for ingress and egress, the center of which is described as follows:

Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line thereof for 438.16 feet; thence 90°00' left run Westerly for 426.97 feet to the Point of Beginning; thence 114°53'37" left run Southeasterly for 139.16 feet; thence 12°23' left run 169.37 feet to the Northerly R/W of Shelby County Highway #11 and the Point of Ending as shown on the Plat attached hereto as Exhibit "A" which incorporated herein by this reference.

Parcel II:

Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line of said 1/4-1/4 for 438.16 feet; thence 90°00' left run Westerly for 426.97 feet to the Point of Beginning; thence continue last described course for 11.03 feet; thence 114°53'37" left run Southeasterly for 144.86 feet; thence 12°23' left run 168.98 feet to the Northerly R/W of Shelby County Highway #11; thence 81°27'50" left run Northeasterly along said R/W for 10.11 feet; thence 98°32'10" left run Northwesterly for 169.37 feet; thence 12°23' right run 139.16 to the Point of Beginning as shown on the Plat attached hereto as Exhibit "B" which is incorporated herein by this reference.

Parcel III:

Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line thereof for 778.16 feet to the Point of Beginning; thence continue last described course for 199.0 feet; thence 90°00' left run Westerly for 438.0 feet; thence 90°00' left run Southerly for 199.0 feet; thence 90°00' left run Easterly for 438.0 feet to the Point of Beginning. Containing 2.0 acres.

Also a 20 foot easement, the center of which is described as follows: Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line thereof for 778.16 feet; thence 90°00' left run Westerly for 428.0 feet to the Point of Beginning; thence 90°00' left run Southerly for 338.0 feet; thence 24°53'37" left run 139.17 feet; thence 12°23' left run 169.37 feet to the Northerly R/W of Shelby County Highway #11 and the Point of Ending as shown on the Plat attached hereto as Exhibit "C" which is incorporated herein by this reference.

Subject to all easements, restrictions, covenants, rights of way of record; taxes for 1994 and subsequent years not yet due and payable.

TO HAVE AND TO HOLD the described premises to Grantees as joint tenants, with

A.L.A-War ded

Inst # 1994-19731

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11:33 AM CERTIFIED
SHELBY COUNTY CLERK OF COURTS
BUS NO 19.30

right of survivorship, their heirs, executors, successors and assigns forever; it being the intention of the parties to this 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 THE GRANTOR does for themselves and her heirs, executors, successors and assigns, covenant with said Grantee, their heirs, executors, successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted above, that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and their heirs, executors, successors and assigns shall warrant and defend same to said Grantee, his heirs, executors, successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 17th day of June, 1994.

Barbara H. Whitman
Barbara H. Whitman (Grantor)

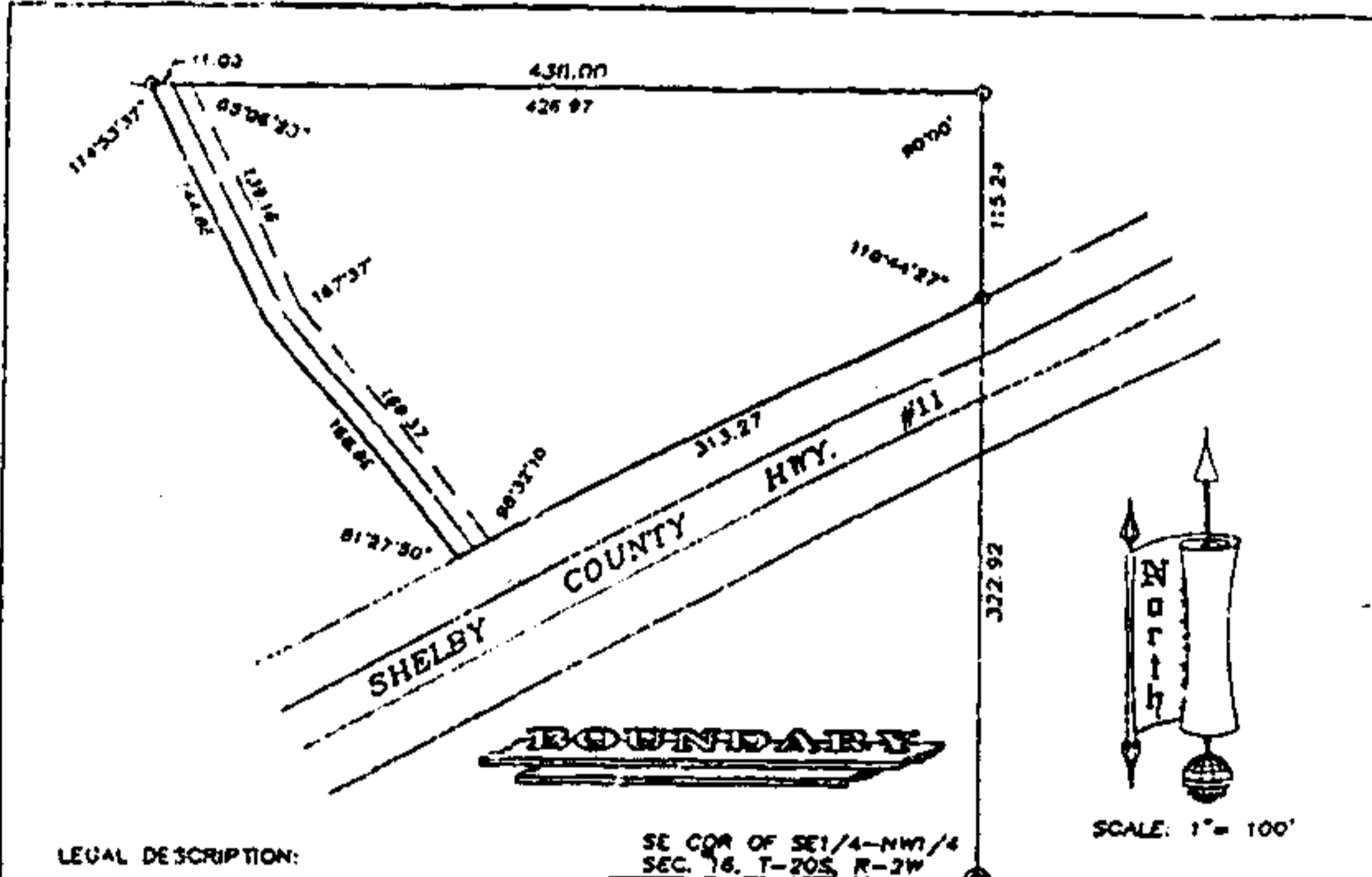
STATE OF ALABAMA)
Shelby COUNTY)

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

Given under my hand and official seal, this the 17 day of June, 1994.

Susan Martin
NOTARY PUBLIC MY COMMISSION EXPIRES
My Commission Expires: FEBRUARY 13, 1998.

THIS INSTRUMENT PREPARED BY:
Anne R. Strickland, Attorney at Law
1855 Data Drive, Suite 115
Birmingham, AL 35244
(205) 733-8555



LEGAL DESCRIPTION:

SE COR OF SE1/4-NW1/4
SEC. 16, T-20S, R-2W

SCALE: 1" = 100'

Commence at the SE corner of the SE1/4 of the NW1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line of said 1/4-1/4 for 322.92 feet to the Northerly R/W of Shelby County Highway #11 and the Point of Beginning; thence continue last described course for 118.24 feet; thence 90°00' left run West for 438.0 feet; thence 114°53'37" left run Southeasterly for 144.88 feet; thence 12°23' left run 168.37 feet to the Northerly R/W of said Highway #11; thence 81°27'50" left run Northeastery along said R/W for 313.27 feet to the Point of Beginning.

Also a 20 foot easement for Ingress and Egress, the center of which is described as follows: Commence at the SE corner of the SE1/4 of the NW1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line thereof for 438.18 feet; thence 90°00' left run Westerly for 426.97 feet to the Point of Beginning; thence 114°53'37" left run Southeasterly for 139.16 feet; thence 12°23' left run 168.37 feet to the Northerly R/W of Shelby County Highway #11 and the Point of Ending.

STATE OF ALABAMA
SHELBY COUNTY

I, THOMAS E. SIMMONS A REGISTERED LAND SURVEYOR OF ALABAMA DO HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT MAP OR PLAT OF THE AFORE DESCRIBED PROPERTY AND THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE STATE OF ALABAMA.

I FURTHER CERTIFY THAT I HAVE CONSULTED THE F.I.A. FLOOD HAZARD MAPS AND FOUND THAT THIS PROPERTY IS LOCATED IN ZONE "G" WHICH IS NOT A DESIGNATED SPECIAL FLOOD HAZARD AREA EXCEPT THAT PART THAT MAY BE SHOWN ON ABOVE MAP OR PLAT.

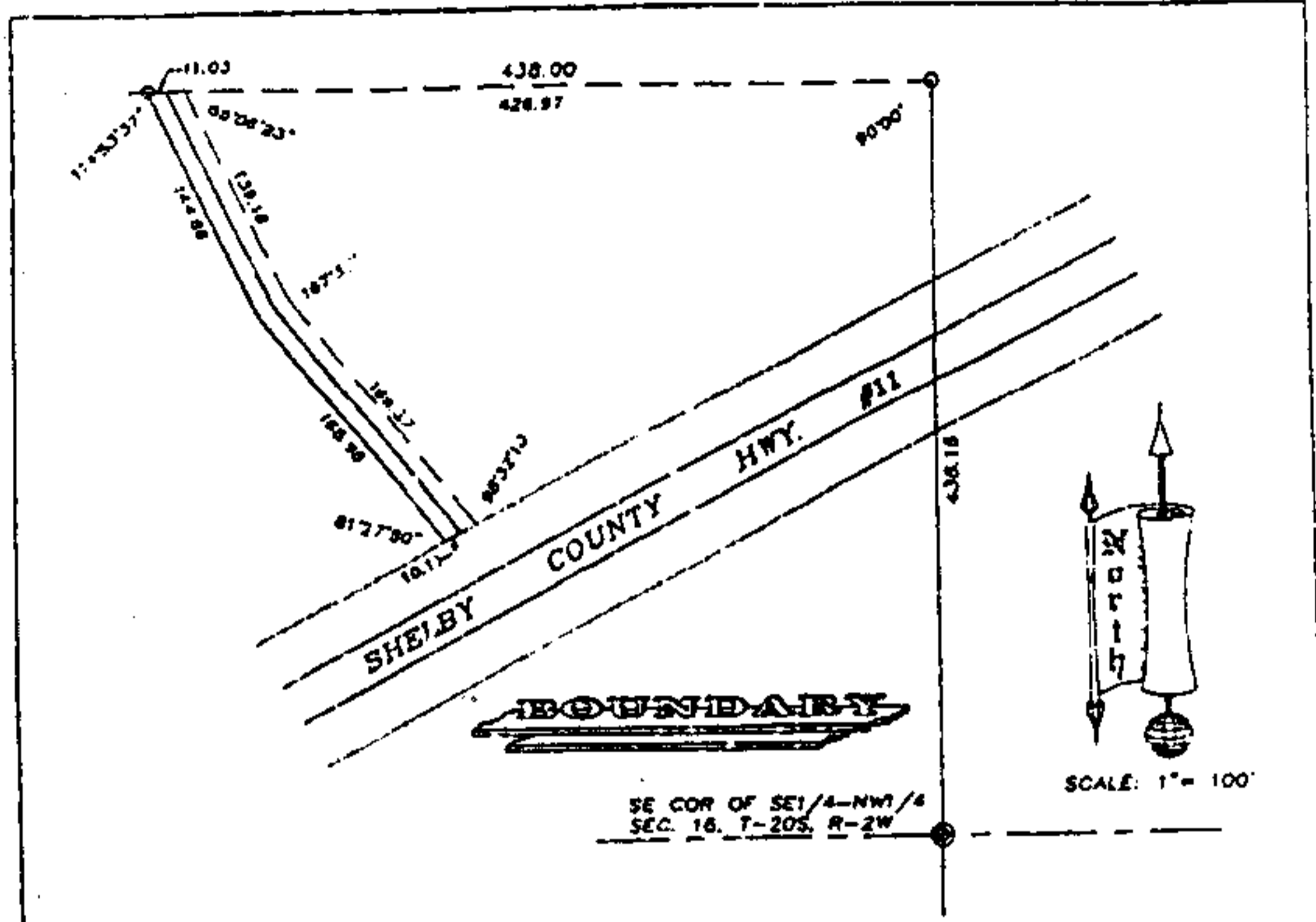
ACCORDING TO MY SURVEY THIS 22ND DAY OF APRIL, 1994.

SIMMONS SURVEYING
DRAFTSMAN: TOM
DRAWING NO.: 688-94

Thomas E. Simmons
THOMAS E. SIMMONS LS# 12945
P. O. BOX 885 PINSON, AL 35126
TEL: (205) 681-3677



EXHIBIT "B" PARCEL II



LEGAL DESCRIPTION:

Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 16, Township 20 South, Range 2 West; thence run North along the East line of said 1/4-1/4 for 438.16 feet; thence 90°00' left run Westerly for 428.97 feet to the Point of Beginning; thence continue last described course for 11.03 feet; thence 114°33'37" left run Southeastery for 144.88 feet; thence 12°23' left run 188.98 feet to the Northern R/W of Shelby County Highway #11; thence 81°27'30" left run Northeastery along said R/W for 10.11 feet; thence 98°32'10" left run Northwestery for 189.37 feet; thence 12°23' right run 138.16 to the Point of Beginning

STATE OF ALABAMA
SHELBY COUNTY

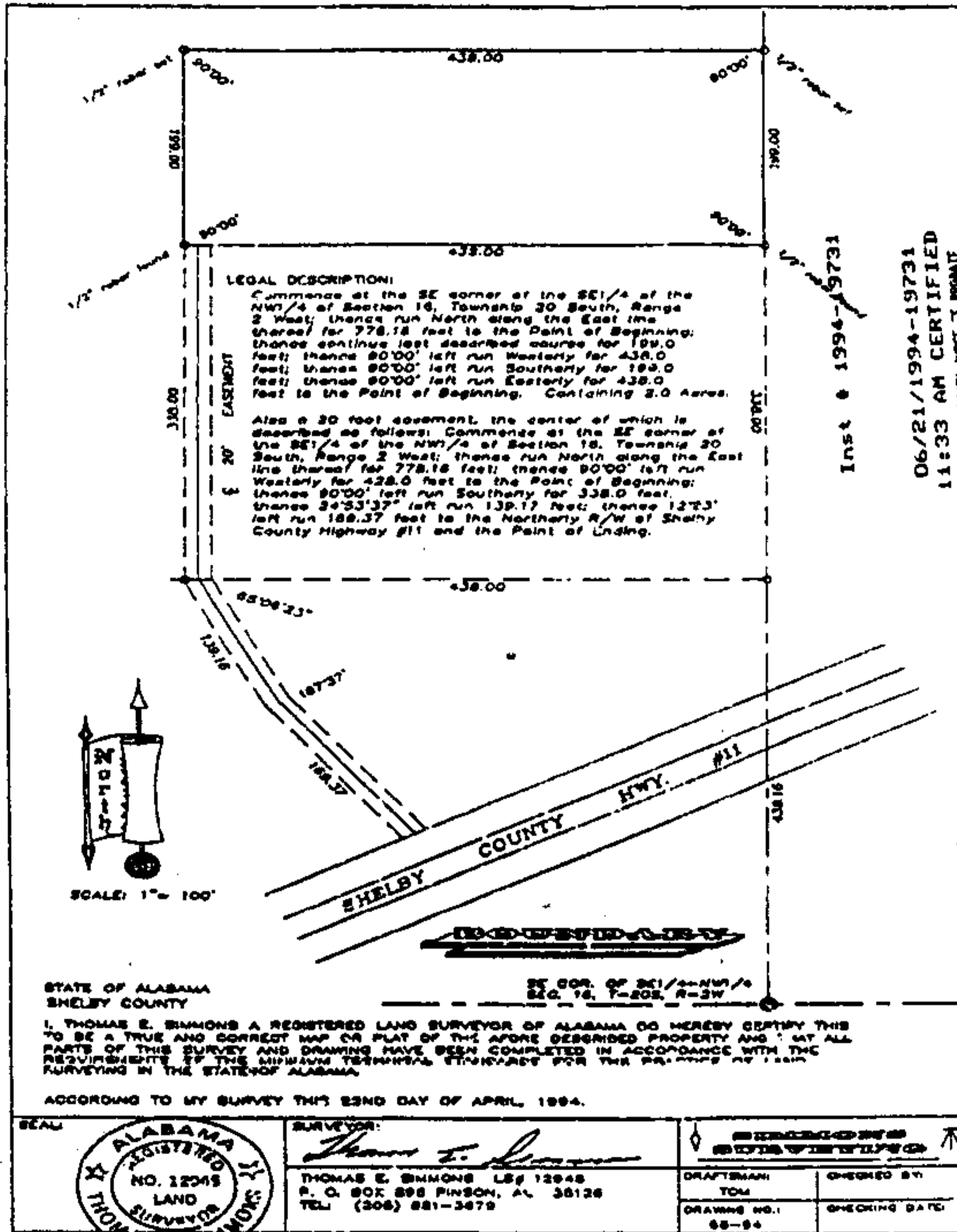
I, THOMAS E. SIMMONS A REGISTERED LAND SURVEYOR OF ALABAMA DO HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT MAP OR PLAT OF THE AFORE DESCRIBED PROPERTY AND THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE STATE OF ALABAMA.

I FURTHER CERTIFY THAT I HAVE CONSULTED THE F.I.A. FLOOD HAZARD MAPS AND FOUND THAT THIS PROPERTY IS LOCATED IN ZONE "C" WHICH IS NOT A DESIGNATED SPECIAL FLOOD HAZARD AREA EXCEPT THAT PART THAT MAY BE SHOWN ON ABOVE MAP OR PLAT.

ACCORDING TO MY SURVEY THIS 22ND DAY OF APRIL, 1994.

	THOMAS E. SIMMONS L.S.# 12045 P. O. BOX 895 PINSON, AL 35128 TEL: (205) 881-3679	
DRAFTSMAN TOM	DRAWING NO.: 884-94	

EXHIBIT "C" PARCEL III



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 SHELBY COUNTY, ALABAMA
 J. PRIMATE
 DC, #2 19.30