

This instrument was prepared by:  
Clayton T. Sweeney, Attorney  
2700 Hwy. 280E, Suite 290E  
Birmingham, AL 35223

SEND TAX NOTICE TO:  
MARK H. ACTON, JR  
MINNIE G. ACTON  
2600 Lakeland Trail  
Birmingham, AL 35292

STATE OF ALABAMA)  
COUNTY OF SHELBY)

Warranty Deed/ITWROS

1,000.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION, to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of whereof is acknowledged, I, MARK H. ACTON, JR., a married man, (herein referred to as GRANTOR) do grant, bargain, sell, and convey unto MARK H. ACTON, JR. and MINNIE G. ACTON (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama:

EXHIBIT "A" IS ATTACHED HERETO AND MADE A PART HEREOF

Subject to:

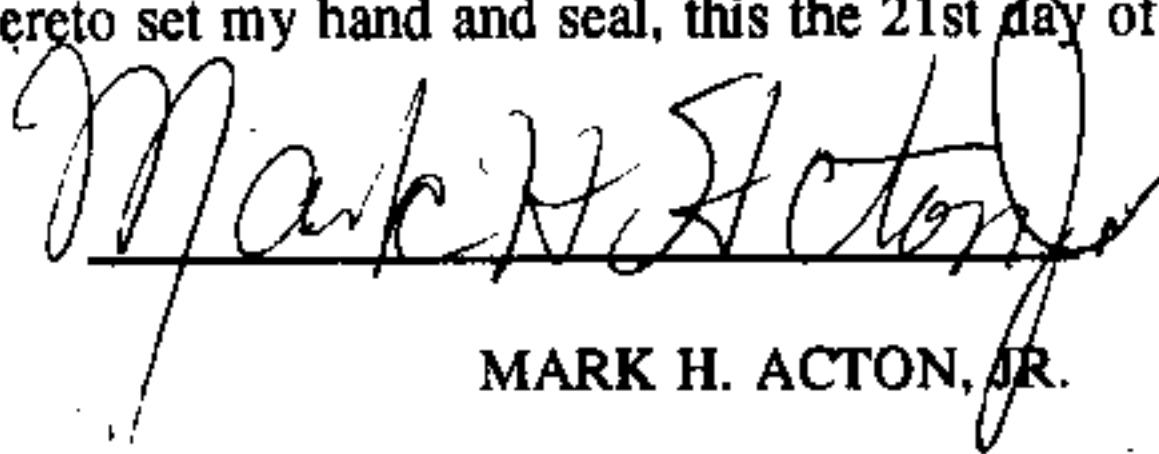
Ad valorem taxes for 1995 and subsequent years not yet due and payable until October 1, 1995. Existing covenants and restrictions, easements, building lines, and mortgage(s) of record.

The above described property does not constitute the homestead of the grantor nor his spouse.

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 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 I do for myself, my heirs, executors, and administrators, covenant with said GRANTEES their heirs and assigns, that I am lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that I have a good right to sell and convey the same as aforesaid, and that I will and my 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, I have hereto set my hand and seal, this the 21st day of April, 1995.

  
MARK H. ACTON, JR.

STATE OF ALABAMA)  
JEFFERSON COUNTY)

04/25/1995-10691  
01:16 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 13.00

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that MARK H. ACTON, JR., 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this the 21st day of April, 1995.

  
Notary Public

My Commission Expires: 5/29/95

Inst # 1995-10691

CLAYTON T. SWEENEY, ATTORNEY AT LAW

## EXHIBIT "A"

COMMENCE at the South East corner of the North 1/2 of North West  
 1/4 of the South East 1/4 of Section 26, Township 20 South, Range  
 3 West; THENCE North 0 degrees 44 minutes 58 seconds East, along said  
 1/4-1/4 line a distance of 939.14 feet to a point on Buck Creek;  
 THENCE North 70 degrees 17 minutes 29 seconds West, along said creek  
 a distance of 153.88 feet to a point; THENCE North 70 degrees 02  
 minutes 10 seconds West, along said creek a distance of 132.04  
 feet to a point; THENCE North 57 degrees 56 minutes 34 seconds West,  
 along said creek a distance of 72.24 feet to a point; THENCE North 27  
 degrees 14 minutes 04 seconds West, along said creek a distance of  
 56.91 feet to a point; THENCE North 21 degrees 23 minutes 12 seconds  
 East, along said creek a distance of 61.69 feet to a point; THENCE  
 North 57 degrees 14 minutes 33 seconds East, along said creek a  
 distance of 39.06 feet to a point; THENCE North 66 degrees 20 minutes  
 56 seconds East, along said creek a distance of 99.46 feet to the  
 POINT OF BEGINNING; THENCE South 81 degrees 33 minutes 23 seconds East,  
 along said creek a distance of 155.93 feet to a point; THENCE South 88  
 degrees 07 minutes 32 seconds East, along said creek a distance of  
 107.48 feet to a point; THENCE North 83 degrees 49 minutes 40 seconds  
 East, along said creek a distance of 120.40 feet to a point; THENCE  
 North 53 degrees 14 minutes 03 seconds East, along said creek a distance  
 of 126.49 feet to a point; THENCE North 39 degrees 49 minutes 45 seconds  
 East, along said creek a distance of 133.65 feet to a point; THENCE  
 North 42 degrees 39 minutes 20 seconds East, along said creek a distance  
 of 84.43 feet to a point; THENCE North 44 degrees 35 minutes 01 seconds  
 East, along said creek a distance of 87.98 feet to a point; THENCE  
 North 38 degrees 16 minutes 37 seconds East, along said creek a distance  
 of 108.07 feet to a point; THENCE North 34 degrees 33 minutes 37  
 seconds East, along said creek a distance of 73.34 feet to a point;  
 THENCE North 24 degrees 02 minutes 39 seconds East, along said creek  
 a distance of 44.89 feet to a point; THENCE North 18 degrees 18 minutes  
 06 seconds West, along said creek a distance of 69.22 feet to a point;  
 THENCE North 89 degrees 21 minutes 50 seconds West, a distance of 620.54  
 feet to a point; THENCE North 2 degrees 59 minutes 15 seconds East,  
 a distance of 60.95 feet to a point; THENCE North 88 degrees 05 minutes  
 20 seconds West, a distance of 278.50 feet to a point; THENCE North  
 1 degrees 54 minutes 40 seconds East, a distance of 180.00 feet to a  
 point; THENCE South 82 degrees 50 minutes 47 seconds West, a distance  
 of 128.32 feet to a point; THENCE South 31 degrees 53 minutes 45 seconds  
 West, a distance of 412.70 feet to a point; THENCE South 24 degrees 47  
 minutes 17 seconds West, a distance of 20.53 feet to a point; THENCE  
 North 76 degrees 19 minutes 10 seconds West, a distance of 110.00 feet  
 to a point; THENCE South 13 degrees 40 minutes 50 seconds West,  
 a distance of 295.00 feet to a point; THENCE South 76 degrees 19 minutes  
 45 seconds East, a distance of 646.94 feet to the POINT OF BEGINNING  
 containing 15.82 acres.

Inst # 1995-10691

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