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This instrument was prepared by:

(Name) Stella K. Tipton, Attorney at Law  
(Address) 2363 Lakeside Drive  
Birmingham, AL 35244

Send Tax Notice to:

(Name) ERWIN RAUGHLEY JR  
(Address) P.O. BOX 8  
SAGINAW, AL  
35137

**TITLE NOT EXAMINED**

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,  
and other good and

That in consideration of FIVE HUNDRED DOLLARS (\$500.00) valuable consideration DOLLARS  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

EUGENE ERWIN RAUGHLEY and CAROLINE MORTON RAUGHLEY  
(herein referred to as grantors) do grant, bargain, sell and convey unto

EUGENE ERWIN RAUGHLEY, JR., and WIFE, KATHY RAUGHLEY

(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, the following described real estate situated in SHELBY County, Alabama to-wit:

AS SET OUT AND DESCRIBED IN: EXHIBIT "A",  
ATTACHED HERETO AND MADE A PART HEREOF.

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05/05/1995-11723  
09:52 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 11.50

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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.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, \_\_\_\_\_ have hereunto set \_\_\_\_\_ hand(s) and seal(s), this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_.

WITNESS

Edward C. Hui Jr. (Seal)  
Daniel H. Hui (Seal)  
Richard F. Hui (Seal)

Eugene Erwin Raughley (Seal)  
EUGENE ERWIN RAUGHLEY (Seal)  
CAROLINE MORTON RAUGHLEY (Seal)  
Caroline M. Raughley (Seal)

STATE OF ALABAMA

COUNTY }

General Acknowledgment

I, Mary K. Laird, a Notary Public in and for said County, in said State, hereby certify that EUGENE ERWIN RAUGHLEY and CAROLINE MORTON RAUGHLEY whose name 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of May A.D., 19 95

June 1, 1996

Mary K. Laird  
Notary Public

A PARCEL OF LAND SITUATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 19 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION AND RUN EAST ALONG THE NORTH LINE OF SAID QUARTER-QUARTER SECTION 522.20 FEET; THENCE 38 DEGREES, 03 MINUTES, 26 SECONDS RIGHT AND RUN IN A SOUTHEASTERLY DIRECTION A DISTANCE OF 477.63 FEET TO THE POINT OF BEGINNING; THENCE 1 DEGREE, 55 MINUTES, 23 SECONDS LEFT AND RUN IN A SOUTHEASTERLY DIRECTION A DISTANCE OF 242 FEET; THENCE 90 DEGREES RIGHT AND RUN IN A SOUTHWESTERLY DIRECTION A DISTANCE OF 180 FEET; THENCE 90 DEGREES RIGHT IN A NORTHWESTERLY DIRECTION A DISTANCE OF 242 FEET; THENCE 90 DEGREES RIGHT IN A NORTHEASTERLY DIRECTION A DISTANCE OF 180 FEET TO THE POINT OF BEGINNING. CONTAINING 43,560 SQUARE FEET 1.0 ACRES MORE OR LESS.

ALSO:

A 15' WIDE INGRESS/EGRESS EASEMENT SITUATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 19 SOUTH, RANGE 2 WEST, AND THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 19 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA, BEING 7.5 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 23, TOWNSHIP 19 SOUTH, RANGE 2 WEST, AND RUN EAST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER 522.20 FEET; THENCE 38 DEGREES, 03 MINUTES, 26 SECONDS RIGHT AND RUN IN A SOUTHEASTERLY DIRECTION A DISTANCE OF 477.63 FEET; THENCE 88 DEGREES, 04 MINUTES, 37 SECONDS RIGHT IN A SOUTHWESTERLY DIRECTION A DISTANCE OF 114.76 FEET TO THE POINT OF BEGINNING OF SAID INGRESS/EGRESS EASEMENT CENTERLINE; THENCE 70 DEGREES, 38 MINUTES, 00 SECONDS RIGHT AND RUN NORTHWESTERLY ALONG SAID CENTERLINE 17.75 FEET TO THE POINT OF A CURVE TO THE LEFT, HAVING A RADIUS OF 30 FEET AND A CENTRAL ANGLE OF 33 DEGREES, 25 MINUTES, 00 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE 17.50 FEET TO THE END OF SAID CURVE; THENCE RUN SOUTHWESTERLY AND TANGENT TO THE END OF SAID CURVE 121.98 FEET TO THE POINT OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 30 FEET AND A CENTRAL ANGLE OF 60 DEGREES, 33 MINUTES, 00 SECONDS; THENCE RUN

ALONG THE ARC OF SAID CURVE 31.70 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHWESTERLY AND TANGENT TO THE END OF SAID CURVE 32.01 FEET; THENCE 64 DEGREES, 34 MINUTES, 00 SECONDS RIGHT AND RUN NORTHEASTERLY 68.15 FEET TO THE POINT OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 138.58 FEET AND A CENTRAL ANGLE OF 32 DEGREES 12 MINUTES; THENCE RUN ALONG THE ARC OF SAID CURVE 77.88 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHEASTERLY AND TANGENT TO THE END OF SAID CURVE 37.26 FEET TO THE POINT OF A CURVE TO THE LEFT, HAVING A RADIUS OF 217.68 FEET AND A CENTRAL ANGLE OF 13 DEGREES 06 MINUTES 12 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE 49.78 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHEASTERLY AND TANGENT TO THE END OF SAID CURVE 33.87 FEET TO THE POINT OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 126.45 FEET AND A CENTRAL ANGLE OF 17 DEGREES 58 MINUTES, 30 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE 39.67 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHEASTERLY AND TANGENT TO THE END OF SAID CURVE 206.70 FEET TO THE POINT OF A CURVE TO THE LEFT, HAVING A RADIUS OF 88.83 FEET AND A CENTRAL ANGLE OF 80 DEGREES 21 MINUTES; THENCE RUN ALONG THE ARC OF SAID CURVE 124.57 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHWESTERLY AND TANGENT TO THE END OF SAID CURVE 38.86 FEET TO THE POINT OF A CURVE TO THE LEFT, HAVING A RADIUS OF 120.95 FEET AND A CENTRAL ANGLE OF 36 DEGREES, 36 MINUTES; THENCE RUN ALONG THE ARC OF SAID CURVE 77.26 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHWESTERLY AND TANGENT TO THE END OF SAID CURVE 106.00 FEET TO THE POINT OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 51.16 FEET A CENTRAL ANGLE OF 88 DEGREES 41 MINUTES; THENCE RUN ALONG THE ARC OF SAID CURVE 79.19 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHEASTERLY AND TANGENT TO THE END OF SAID CURVE 90.93 FEET TO THE POINT OF A CURVE TO THE LEFT, HAVING A RADIUS OF 56.19 FEET AND A CENTRAL ANGLE OF 121 DEGREES 20 MINUTES; THENCE RUN ALONG THE ARC OF SAID CURVE 118.99 FEET TO THE END OF SAID CURVE; THENCE RUN WESTERLY AND TANGENT TO THE END OF SAID CURVE 245.45 FEET TO THE POINT OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 42.28 FEET AND A CENTRAL ANGLE OF 61 DEGREES, 11 MINUTES, 00 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE 45.15 FEET TO THE END OF SAID CURVE; THENCE RUN NORTHWESTERLY AND TANGENT TO THE END OF SAID CURVE 23.89 FEET TO A POINT ON THE CENTERLINE OF SHELBY COUNTY ROAD # 14, SAID POINT BEING THE END OFF THE HEREIN DESCRIBED INGRESS/EGRESS EASEMENT CENTERLINE. LESS AND EXCEPT THE PART LYING WITHIN THE RIGHT-OF-WAY OF SHELBY COUNTY ROAD # 14.

09-52 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
11.50

RAUGHLEY TO RAUGHLEY

Inst # 1995-11723