

This instrument was prepared by

David F. Ovson, Attorney at Law
 (Name) 728 Shades Creek Parkway, Suite 120
 Birmingham, Alabama 35209
 (Address)

Send Tax Notice To:

L. D. Webb, Johnny Aycock and
 Kenneth Peters
 (Name) 123 Hilltop Business Drive
 Pelham, Alabama 35124
 (Address)

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF JEFFERSON**KNOW ALL MEN BY THESE PRESENTS,**That in consideration of Two Hundred Forty-Four Thousand Two Hundred and No/100 (\$244,200.00) Dollars

to the undersigned grantor, or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
 Neil Taylor, as Administrator of the Estate of Gary Charles Lester, deceased, Probate
 No. 29603, Jefferson County, Alabama, Bessemer Division and Neil Taylor, as Administrator
 of the Estate of Janet Taylor Lester, deceased, Probate Case No. 29604, in said County
 (herein referred to as grantor, whether one or more) do, grant, bargain, sell and convey unto

L. D. Webb, Johnny Aycock and Kenneth Peters

(herein referred to as grantee, whether one or more), the following described real estate situated in
 County, Alabama, to-wit:

Shelby
 Jefferson

See the attached Exhibit "A" for the legal description of the property conveyed herein
 which is incorporated herein and made a part hereof.

SUBJECT TO:

1. Ad valorem taxes for the year 1995, which are a lien, but not yet due and payable until October 1, 1995.
2. Easements, rights-of-way, restrictions, conditions and covenants of record.

\$195,360.00 of the purchase price recited above was derived from the proceeds of a
 purchase money mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, to the said GRANTEE, his, her, or their heirs and assigns 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 said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 16th day ofAugust, 19 95.

Neil Taylor (Seal)
 Neil Taylor, as Administrator of the
 Estate of Gary Charles Lester, deceased

(Seal)

(Seal)

Neil Taylor (Seal)
 Neil Taylor, as Administrator of the
 Estate of Janet Taylor Lester, deceased

(Seal)

(Seal)

EXHIBIT A

A parcel of land situated in the South Half of the Northwest Quarter of the Southwest Quarter of Section 31, Township 19 South, Range 2 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the Northwest corner of the Northwest Quarter of the Southwest Quarter of Section 31, Township 19 South, Range 2 West, Shelby County, Alabama; thence proceed South $0^{\circ}19'52''$ West along West line of said Quarter-Quarter, 772.74 feet to the point of beginning, also being an iron pin set; thence South $65^{\circ}07'47''$ East, 113.90 feet to an iron set and the intersection of a point on a curve to the left, said curve having a Delta angle of $81^{\circ}14'46''$, a Radius of 40.00 feet and a Chord bearing of South $15^{\circ}45'10''$ East; thence along the arc of said curve 56.72 feet to an iron pin set; thence South $33^{\circ}37'27''$ West, 142.21 feet to an iron pin set; thence North $87^{\circ}55'08''$ West, 40.00 feet to an iron pin set; thence North $0^{\circ}19'52''$ East, 215.00 feet to the point of beginning.

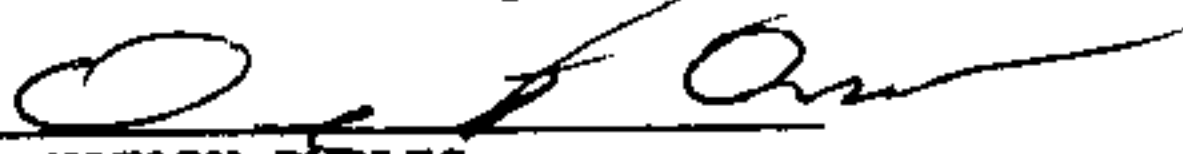
Together with a non-exclusive easement for vehicular and pedestrian ingress and egress over and across that certain private drive situated adjacent to and extending along the eastern most boundary of the foregoing described property as shown by that certain survey of Jim C. McCullers dated March 8, 1988.

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Neil Taylor, as Administrator of the Estate of Gary Charles Lester, deceased, Probate Case No. 29603, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, in his capacity aforesaid and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of August, 1995.


NOTARY PUBLIC

My commission expires: August 27, 1996

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Neil Taylor, as Administrator of the Estate of Janet Taylor Lester, deceased, Probate Case No. 29604, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, in his capacity aforesaid and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of August, 1995.


NOTARY PUBLIC

My commission expires: August 27, 1996

Inst # 1995-22773

08/18/1995-22773
01:19 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 65.50