



JEFFERSON TITLE CORPORATION

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) Martin, Drummond & Woosley, P.C.
 2204 Lakeshore Drive, Suite 130
 (Address) Birmingham, Alabama 35209

Send Tax Notice:
 Ralph W. Coplin
 55530 Highway 25
 Vandiver, Alabama 35176

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

\$10,000.00 value

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

Shelby COUNTY

That in consideration of One Dollar and other good and valuable consideration DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
 Scott Brandon Boyd, a single man and Ralph W. Coplin and NeeNee Roxanne Coplin, Husband
 and Wife
 (herein referred to as grantors) do grant, bargain, sell and convey unto

Ralph W. Coplin and NeeNee Roxanne Coplin

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

For Legal Description See Attached Sheet Marked Exhibit "A"

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

Inst # 1995-31576

11/02/1995-31576
 09:47 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 DB2 NCD 22.00

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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, We have hereunto set OUR hand(s) and seal(s), this 18th
 day of October, 19 95

WITNESS:

Scott Brandon Boyd (Seal)
 Scott Brandon Boyd

Ralph W. Coplin (Seal)
 Ralph W. Coplin
NeeNee Roxanne Coplin (Seal)
 NeeNee Roxanne Coplin

(Seal) (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
 hereby certify that Scott Brandon Boyd, a single man and Ralph W. Coplin and his wife NeeNee Roxanne
 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 that they executed the same voluntarily
 on the day the same bears date.

Given under my hand and seal of the State of Alabama at Large, this October day of 19 95

MY COMMISSION EXPIRES: Sept. 30, 1997.
 BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Shirley W. Mitchell

Notary Public

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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 22.00

EXHIBIT "A"

A parcel of land located in the SE 1/4 of the NE 1/4 of Section 9, Township 18 South, Range 1 East, described as follows:

Commence at the SW corner of the SE 1/4 of the NE 1/4 of Section 9 and go North 04 degrees 32 minutes 57 seconds East along the West boundary of said 1/4 - 1/4 section for 184.86 feet; thence North 62 degrees 34 minutes 00 seconds East, for 139.87 feet; thence continue North 62 degrees 34 minutes 00 seconds East for 651.53 feet; thence North 78 degrees 10 minutes 37 seconds East for 105.62 feet; thence North 12 degrees 03 minutes 38 seconds East for 16.40 feet to the point of beginning; thence North 56 degrees 03 minutes 22 seconds East for 263.27 feet; thence South 24 degrees 00 minutes 00 seconds East for 170.00 feet; thence South 66 degrees 00 minutes 00 seconds West for 950.00 feet; thence North 12 degrees 03 minutes 38 seconds East for 154.05 feet to the point of beginning.

ALSO, a Perpetual Easement for Ingress and Egress:

A parcel of land situated part in the NW 1/4 of the SE 1/4, part in the NE 1/4 of the SE 1/4, and part in the SE 1/4 of the NE 1/4 of Section 9, Township 18 South, Range 1 East, described as follows:

Commence at the NE corner of the NW 1/4 of the SE 1/4 of Section 9 and go South 89 degrees 50 minutes 40 seconds West along the North boundary of said 1/4 - 1/4 section for 635.13 feet to an existing iron pin and the Easterly boundary of Alabama State Highway No. 25; thence South 24 degrees 42 minutes 49 seconds West along the said Easterly boundary for 116.68 feet to the centerline of an existing drive and the point of beginning of the following described easement:

A parcel of land 30.00 feet in width and being 15.00 feet either side of a line as follows:

From the point of beginning go North 71 degrees 17 minutes 42 seconds East for 273.67 feet; thence North 89 degrees 50 minutes 40 seconds East for 407.17 feet; thence North 89 degrees 50 minutes 40 seconds East for 29.11 feet; thence North 09 degrees 41 minutes 00 seconds East for 97.63 feet; thence North 44 degrees 11 minutes 45 seconds East for 113.73 feet; thence North 19 degrees 03 minutes 30 seconds East for 90.11 feet; thence North 62 degrees 34 minutes 00 seconds East for 851.53 feet; thence North 78 degrees 10 minutes 37 seconds East for 105.62 feet to the end of said easement.