

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY ONE THOUSAND EIGHT HUNDRED SEVENTY FIVE & NO/100---- (\$91,875.00) DOLLARS to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, we Imogene Payne Blankenship and husband, Floyd Allen Blankenship (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Steven E. Haney, a single individual (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

See Attached Exhibit A for Legal Description

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

\$51,875.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 1042 Commerce Blvd Pelham, AL 35124

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 22nd day of November, 1995.

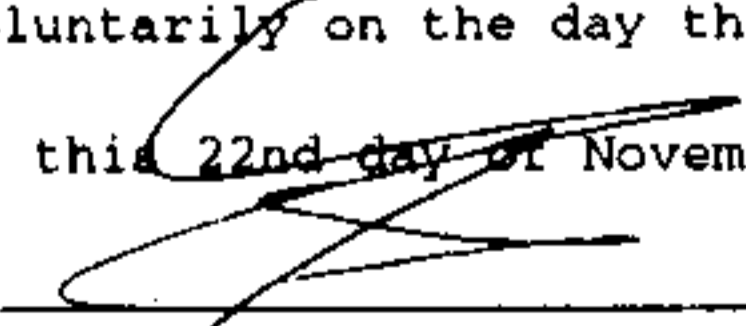
Imogene Payne Blankenship (SEAL)
Imogene Payne Blankenship
Floyd Allen Blankenship (SEAL)
Floyd Allen Blankenship

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, Courtney H. Mason, Jr., a Notary Public in and for said County, in said State, hereby certify that Imogene Payne Blankenship and husband, Floyd Allen Blankenship whose names 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of November A.D., 1995



Notary Public

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3/5/99

Inst # 1995-34036

12:18 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
51.00
002 HCD

Exhibit A

A parcel of land situated in the NW 1/4 of the SE 1/4, the SW 1/4 of the SE 1/4, and the SE 1/4 of the SE 1/4 of Section 16, Township 21 South, Range 2 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the SW corner of the SE 1/4 of the SE 1/4 of Section 16, Township 21 South, Range 2 West; thence North 0 deg. 05 min. 38 sec. East a distance of 446.95 feet to the point of beginning; thence continue along the last described course a distance of 1503.35 feet; thence North 89 deg. 54 min. 22 sec. West a distance of 150.00 feet; thence North 19 deg. 01 min. 07 sec. West a distance of 530.66 feet; thence North 0 deg. 05 min. 38 sec. East a distance of 177.62 feet to a point on the Southwesterly right of way line of Shelby County Highway No. 26 (Right of Way Varies), said point lying on a curve to the right having a radius of 757.01 feet and a central angle of 14 deg. 52 min. 11 sec.; thence along said right of way line and the arc of said curve a distance of 196.46 feet, said arc subtended by a chord which bears North 72 deg. 16 min. 14 sec. West a distance of 195.91 feet to the end of said arc; thence North 88 deg. 20 min. 46 sec. West and leaving said right of way a distance of 95.05 feet; thence South 0 deg. 05 min. 38 sec. West a distance of 1347.86 feet; thence South 88 deg. 23 min. 25 sec. East a distance of 274.68 feet to the top of Oak Ridge; thence South 20 deg. 19 min. 02 sec. East along said top of ridge a distance of 948.76 feet to the point of beginning; being situated in Shelby County, Alabama.

17 A-15.
J. P. B.

Inst # 1995-34036

11/28/1995-34036
12:34 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 51.00