

This instrument was prepared by
(Name) Clayton T. Sweeney, Attorney
2700 Highway 280 East Suite 290E
(Address) Birmingham, AL 35223

Send Tax Notice To: Alabama Youth Home, Inc.
name P.O. Box 66
Westover, AL 35185
address

WARRANTY DEED-

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged,
or we, Harold Griffin, a
Mickey M. Griffin, a

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Alabama Youth Homes, Inc., an Alabama Non-Profit Corporation

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

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

Subject to taxes for the current year, existing easements, restrictions, rights of way, and limitations, if any, of record.

The property conveyed herein is not the homestead of the Grantors or their Spouse.

All of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

Inst # 1996-13727

04/29/1996-13727
09:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00

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, We have hereunto set our hands(s) and seal(s), this 1st
day of April, 1996

(Seal)

Harold Griffin

(Seal)

(Seal)

Mickey M. Griffin

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

1. Clayton T. Sweeney, a Notary Public in and for said County, in said State, hereby certify that Harold Griffin and Mickey M. Griffin, whose name B 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 1st day of

April

A. D., 19 96

My Commission Expires: 5/29/99 Notary Public

CLAYTON T. SWEENEY, ATTORNEY AT LAW

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SCHEDULE A CONTINUED
LEGAL DESCRIPTION

A parcel of land described as follows: Beginning at the Northeast corner of the NW 1/4 of the NW 1/4 of Section 27, Township 19, Range 1 East and run 310 feet south for a point of beginning; thence West 100 feet to a point; thence South 60 feet to a point; thence West 633 feet, more or less, to the northeast corner of the W.S. and Lessie Elliott lot; thence along said east line of said Elliott lot run South 210 feet; thence along the South line of said Elliott lot run west 210 feet to the Southeast corner of Revie Ray lot, said point being the center of a branch; thence along the center of said branch and the meanderings of same run in a southeasterly direction 954 feet, more or less, to the east line of said forty acres; thence north 562 feet, more or less, to the east line of said forty acres; thence north 562 feet, more or less, to the point of beginning.

ALSO, a parcel of land described as follows: That part of the NW 1/4 of NW 1/4 of Section 27, Township 19, Range 1 East described as beginning at a ditch on the East side of Hoyt Lybrand's lot; run thence South 29 degrees West along Lybrand line 110 feet; thence run South 53 degrees 20 minutes east 280.1 feet; run thence north 36 degrees east 163 feet to branch; run thence northwesterly along said branch 283 feet, more or less, to the point of beginning.

ALSO, begin at the Northeast corner of NW 1/4 of NW 1/4 of Section 27, Township 19, Range 1 East and run South a distance of 310 feet; thence west 100 feet to a point; thence south 60 feet to a point; thence west 633 feet, more or less to the northeast corner of a formerly owned lot of W.S. and Lessie Elliott to the point of beginning; thence continue in the same direction 210 feet to a point just west of the west right of way line of the Lybrand road; thence south 40 feet; thence southeast 213 feet, more or less, to a point on the west line of Ray H. and Barbara Moore land; which point is 100 feet south of the point of beginning; thence run North along the west line of said Moore lot 100 feet to the point of beginning.

LESS AND EXCEPT property conveyed in deed recorded in Instrument No. 1994-13806 in Probate Office of Shelby County, Alabama.

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002 MCD 12.00