

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) Pinnacle Properties, Inc.
210 Paradise Isle
(Address) Riverside, Alabama 35135

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
P.O. Box 822
(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-84

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Thousand, Seven Hundred and no/100-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Mary John Weldon, a single woman, and Elizabeth W. Bentley, a single woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Pinnacle Properties, Inc., an Alabama corporation

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

A lot in the Town of Wilsonville, Shelby County, Alabama, described as follows, to-wit:

Commence at the NW corner of the SE 1/4 of the NE 1/4 of Section 1, Township 21 South, Range 1 East, Huntsville Meridian which is marked by an iron pipe, run thence North 87 degrees 30 minutes East 400 feet to a street; run thence along said street South 4 degrees East 491 feet to the intersection with another street; run thence along said street North 84 degrees East 166 feet for point of beginning of lot herein described; run thence South 6 degrees East 81 feet; run thence North 84 degrees East 139.5 feet to a street; run thence North 6 degrees West along said street 81 feet to a second street mentioned herein; run thence South 84 degrees West along this street 139.5 feet to the point of beginning.

Subject to taxes for 1996 and subsequent years, easements, restrictions, rights of way, and permits of record.

11/26/1996-39129
02:20 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCB 12.30

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 12th day of June, 1996.

Mary John Weldon (Seal)
Mary John Weldon

George E. Weldon (Seal)
by: George E. Weldon, Attorney in Fact
under Power of Attorney recorded in
Instrument #1996-39127, in the Probate
Office of Shelby County, Alabama

Elizabeth W. Bentley (Seal)
Elizabeth W. Bentley

George E. Weldon (Seal)
by: George E. Weldon, Attorney in Fact
under Power of Attorney recorded in
Instrument #1996-39128 in the Probate
Office of Shelby County, Alabama.

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that George E. Weldon, whose name as Attorney in Fact for Mary John Weldon and Elizabeth W. Bentley is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date, in his capacity as such attorney in fact.

Given under my hand and official seal this 12th day of June, A. D. 1996.

Notary Public.

My Commission Expires: 10-16-96

Inst # 1996-39129