

WARRANTY DEED

✓ This instrument was prepared by
 Steven R. Sears, attorney
 655 Main Street, BX Four
 Montevallo, AL 35115+0004
 telephone: 665-1211
 without benefit of title evidence.

Please send tax notices to:

Shelby County Habitat for Humanity, Inc
 BX 88
 Montevallo, AL 35115

State of Alabama)
 County of Shelby)

Know all men by these presents, that in consideration of love and affection, and to effectuate the grantors' intent to make a charitable gift, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, we, Terry Arnold and Richard G Anderson, both married men, of Montevallo, AL 35115, do grant, bargain, sell, and convey unto Shelby County Habitat for Humanity, Inc, an Alabama Nonprofit Corporation, of BX 88, Montevallo, AL 35115 (herein referred to as grantee, whether one or more) the following described real estate situated in Shelby County, Alabama, to-wit:

PARCEL A

09/03/1997-28082
 08:59 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 003 MCD 37.50

A parcel of land in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of §20, Twp 22S, R3W more particularly described as:

Commence at the NE corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of §20, Twp 22S, R3W, thence run W along the N line of said § for 42.62 feet to the W right of way line of Dogwood Road (County Highway 17) (right of way width varies) and to the point of beginning: Thence turn a deflection angle left of 92°06'41" and leaving said N line run southerly along said right of way line 167.14 feet to the northerly right of way line of Shelby County Highway 206 (right of way width varies) thence turn an interior angle of 134°37'13" and leaving said westerly right of way run southwesterly along said northerly right of way line 97.33 feet; thence turn an interior angle left of 134°02'01" and run westerly along said right of way line 405.3 feet; thence turn an interior angle left 90° and run northerly along said right of way for 10 feet to a nontangent curve to the right having a central angle of 11°49'12", a radius of 119.16 feet, and a chord of 24.54 feet which forms an interior angle to the left as measured from the previous course, of 264°05'24", thence run westerly along said northerly right of way line and along the arc of said curve

24.58 feet to the center line of an unnamed creek, approximately represented by the following calls which forms the westerly margin of said property; thence turn an interior angle left $89^{\circ}44'01''$ and leaving said right of way line run northerly along said centerline 70.4 feet; thence turn an interior angle left $263^{\circ}51'45''$ and run westerly along said centerline 43.52 feet; thence turn an interior angle left $103^{\circ}00'10''$ and run northerly along said centerline 120.38 feet; thence turn an interior angle left $134^{\circ}31'52''$ and run northeasterly along said centerline 34.56 feet; thence turn an interior angle left $218^{\circ}22'09''$ and run northerly along said centerline ± 7.15 feet to the aforementioned N line of §20; thence turn an interior angle left of $95^{\circ}38'44''$ and run easterly along said N line 504.72 feet to the aforementioned westerly right of way line of County Road 17 and to the Point of Beginning. Contains ± 2.79 acres.

Denominated as Parcel A according to a survey of G Rowland Jackins, Ala PLS 18398, done August 16, 1997.

No development activity shall adversely affect the creek on the W boundary of the property.

No part of the property conveyed herein forms any part of the homestead of any grantor. Each grantor owns other property which does form homestead.

To have and to hold to the said grantee, its successors and assigns forever.

Terry Arnold and Richard G Anderson, do for themselves and for their administrators, heirs, and successors covenant with the said grantee, its successors and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that they have a good right to sell and convey the same as aforesaid; that they will and their administrators, heirs, and successors shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons. In witness whereof, we, Terry Arnold and Richard G Anderson, have set our hands and seals, this 28 August 1997.

Witness:

R. A. Sutton

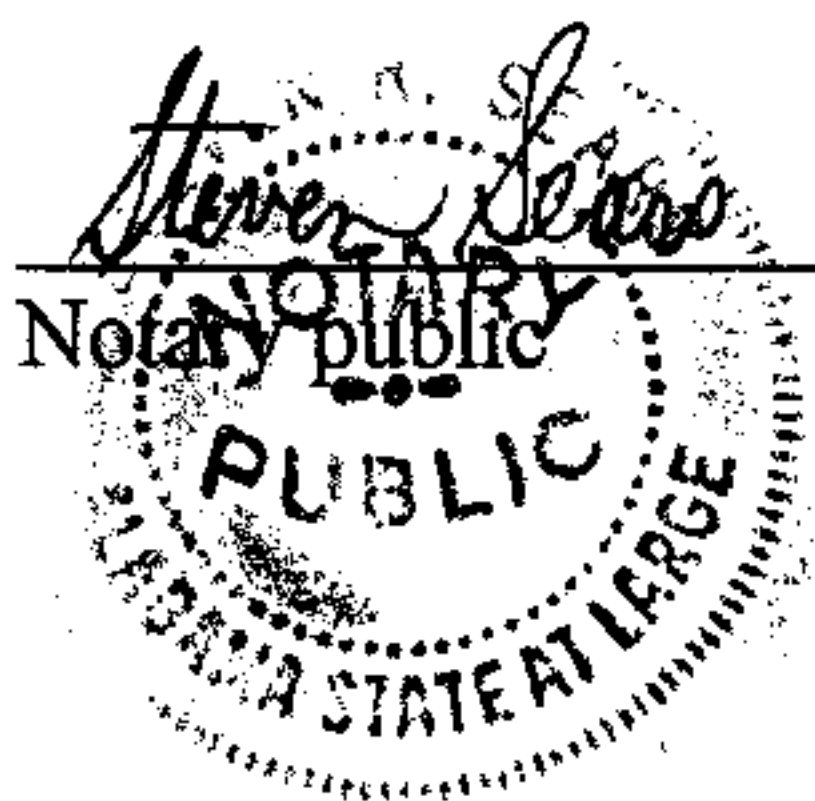
Terry Arnold (Seal)
Terry Arnold

Richard G Anderson (Seal)
Richard G Anderson

State of Alabama)
County of Shelby)

I, the undersigned notary public for the State of Alabama at Large, hereby certify that Terry Arnold and Richard G Anderson, whose names are signed to the foregoing conveyance, and who is (made) 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 28 August 1997.



My Notarial Commission expires March 7, 1998

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