

This Form Provided By

SEND TAX NOTICE TO:

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

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

(Name) Henry H. Caldwell, Jr.
1005 Riverchase Parkway West
(Address) Birmingham, AL 35244-1504

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, AL 35051

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar 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, I
or we, Erskine R. Bentley, a single man; and Erskine Ramsey Bentley, II, a man;
and James R. Bentley, a man

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

Henry H. Caldwell, Jr. and Freida Louise Caldwell

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

A non-exclusive easement for ingress and egress over the existing road situated
in SW 1/4 of NE 1/4 and the East 10 acres of the SE 1/4 of NW 1/4, Section 25,
Township 20 South, Range 1 West, Shelby County, Alabama, said road running in a
generally East to West direction across said property. Said easement is also to
be used for utilities.

As consideration for this easement, grantors and grantees make the following
agreement. Grantor, Erskine Bentley, shall contribute \$250.00 and grantees,
Henry H. Caldwell, Jr. and Freida Louise Caldwell, shall contribute \$500.00 in
1997 and \$200.00 annually thereafter, toward the maintenance of the above
described easement. These funds shall be used for maintenance of this easement
as mutually agreed by the grantor and grantee herein. Annual contributions shall
terminate when the amount collected exceeds \$2,500.00 and shall resume when the
amount is less.

Grantors herein, shall have exclusive right for physical routing and/or
relocation of above described easement which crosses land of the grantors, as
from time to time as it may become necessary. Erskine Bentley shall be
exclusively responsible for performing said maintenance.

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
day of August, 19 97.

(Seal)

(Seal)

(Seal)

Erskine R. Bentley (Seal)
Erskine R. Bentley (Seal)
Erskine Ramsey Bentley, II (Seal)
James R. Bentley (Seal)

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 Erskine R. Bentley
whose name 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.

Given under my hand and official seal this August day of August, A. D., 19 97

Mauda J. Wilder
Notary Public.

12/05/1997-39776
02:31 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
12:50

Inst # 1997-39776

STATE OF ~~ALABAMA~~ HAWAII
~~SHELBY COUNTY~~ HONOLULU COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that Erskine Ramsey Bentley, II, whose name 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.

Given under my hand and official seal, this 1st day of ~~July~~ ^{December}, 1997.

James G. Smith
Notary Public

My commission expires: April 17, 2001

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that James R. Bentley, whose name 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.

Given under my hand and official seal, this _____ day of Aug., 1997.

Martha D. Wilder
Notary Public

My commission expires: 10-6-2000

Inst. # 1997-39776

12/05/1997-39776
02:31 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.50