

This instrument prepared by:
STEPHEN M. MACHEN
ATTORNEY AT LAW
P. O. BOX 660
Sylacauga, Al 35150

SEND TAX NOTICE TO:
Mr. Donald Young

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of EIGHTY SIX THOUSAND FIVE HUNDRED AND NO/100 (\$86,500.00) 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, ALABAMA BETTER BUILT HOMES, INC., (herein referred to as grantor, whether one or more), does grant, bargain, sell and convey unto NANCY JOY YOUNG and husband, DONALD GENE YOUNG, (herein referred to as grantee), in fee simple, the following described real estate, situated in Shelby County, Alabama, to-wit:

EXHIBIT "A"

TO HAVE AND TO HOLD to the said grantee, in fee simple, forever.

AND THE GRANTOR, DOES HEREBY COVENANT with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming, by, through, or under it, but against none other.

IN WITNESS WHEREOF, the Grantor of the property described herein has signed and sealed this Deed on the 6th day of February, 1998.

ALABAMA BETTER BUILT HOMES, INC.

BY: Jan Morris
ITS: Agent

STATE OF ALABAMA)
TALLADEGA COUNTY)

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Jan Morris, whose name as agent for ALABAMA BETTER BUILT HOMES, INC. 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 as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 6th day of February, 1998.

Garet P. Kramer
NOTARY PUBLIC

03/04/1998-07397
09:45 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 12.00

15520-8661 1551

Part of the W 1/2 of the NW 1/4 of the SE 1/4 of Section 22, Township 21 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows: Beginning at an old rebar being the locally accepted northeast corner of said W 1/2 of NW 1/4 of SE 1/4 of said Section 22, run in a southerly direction along the east line of said W 1/2 of NW 1/4 of SW 1/4 for a distance of 708.0 feet to an existing iron rebar; thence turn an angle to the right of 75 degrees 11 minutes 59 seconds and run in a southwesterly direction for a measured distance of 298.89 feet to an existing old flagged spike being on the east right-of-way line of North Horton Road; thence turn an angle to the right of 81 degrees 11 minutes 25 seconds and run in a Northwesterly direction along the Northeast line of said North Horton Road for a distance of 275.74 feet to an existing iron rebar set by Laurence D. Weygand and being the point of beginning; thence continue in a northwesterly direction along last mentioned course for a distance of 348.50 feet to an existing iron rebar set by Laurence D. Weygand; thence turn an angle to the right of 90 degrees and run in a northeasterly direction for a distance of 250.0 feet to an existing iron rebar set by Laurence D. Weygand; thence turn an angle to the right of 90 degrees and run in a southeasterly direction for a distance of 348.50 feet to an existing iron rebar set by Laurence D. Weygand; thence turn an angle to the right of 90 degrees and run in a southwesterly direction for a distance of 250.0 feet, more or less, to the point of beginning.

Inst # 1998-07397

03/04/1998-07397
09:45 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DUR SMA 12.00