

Send Tax Notice To: Jo Ellen Mudd
P. O. Box 235
Vincent, Alabama 35178

STATE OF ALABAMA)
SHELBY COUNTY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of TWO HUNDRED FORTY THOUSAND AND 00/100 (\$ 240,000.00) DOLLARS, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is hereby acknowledged, I, SHERMAN HOLLAND, JR., A MARRIED MAN, herein referred to as Grantor, do grant, bargain, sell and convey unto JO ELLEN MUDD, herein referred to as Grantee, the following described real property situated in Shelby County, Alabama, to-wit:

The SE 1/4 of the SW 1/4 and the W 1/2 of the SW 1/4, all in Section 35, Township 18 South, Range 2 East, Shelby County, Alabama; being situated in Shelby County, Alabama.

Minerals and mining rights excepted

03/26/1998-10620
10:56 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NC3 35.00

Subject to: 1. General and special taxes or assessments for 1998 and subsequent years not yet due and payable. 2. Any loss, claim, damage or expense including additional tax due, if any, due to the fact that ad valorem taxes for the property have been paid under current use assessment. 3. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 114, Page 36 in the Probate Office. 4. Easement to Plantation Pipe Line as shown by instrument recorded in Deed Book 145, Page 270 in Probate Office. 5. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Real 256, Page 256 in the Probate Office. 6. Oil and Gas Leases as set out in Deed Book 331, Page 612, Deed Book 324, Page 906 and Deed Book 325, Page 546 in the Probate Office.

\$ 216,000.00 OF THE CONSIDERATION RECITED HEREIN IS BEING PAID BY THE EXECUTION OF A PURCHASE MONEY MORTGAGE GIVEN TO SECURE THE REMAINDER OF THE PURCHASE PRICE ON THE HEREIN DESCRIBED REAL PROPERTY.

THE PROPERTY HEREIN CONVEYED IS NOT NOW NOR HAS IT EVER BEEN THE HOMESTEAD PROPERTY OF THE GRANTOR, HIS SPOUSE OR ANY MEMBER OF HIS FAMILY.

TO HAVE AND TO HOLD Unto the said Grantee, her heirs and assigns forever.

And I do for myself and for my heirs, executors and administrators covenant with the Grantee, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and

Inst # 1998-10620

defend the same to the said Grantee, her heirs and assigns forever,
against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this
23rd day of March, 1998.


Sherman Holland, Jr. (SEAL)

STATE OF ALABAMA)
)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in
said State, hereby certify that Sherman Holland, Jr., 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 23rd day of March,
1998.


Notary Public

This instrument was prepared by:

John Burdette Bates, Attorney at Law
#10 Office Park Circle, Suite 122
Birmingham, Alabama 35223

Inst # 1998-10620

03/26/1998-10620
10:56 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOR HCB 35.00