

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED NINETY ONE THOUSAND FIVE HUNDRED & NO/100 (\$191,500.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, William R. Pool and wife, Betty C. Pool (herein referred to as grantors), do grant, bargain, sell and convey unto John Williams Harkins, Jr. and wife, Myrrium S. Harkins (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

See legal description attached as Exhibit "A"

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

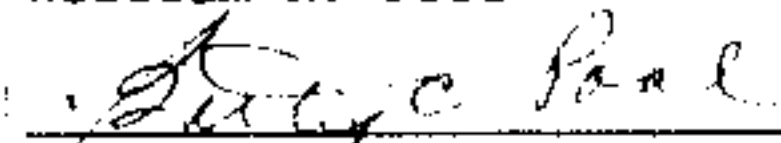
GRANTEES' ADDRESS: 2117 Arron Road Pelham, Alabama 35124

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 stated 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 and seals, this 27th day of March, 1998.


William R. Pool (SEAL)

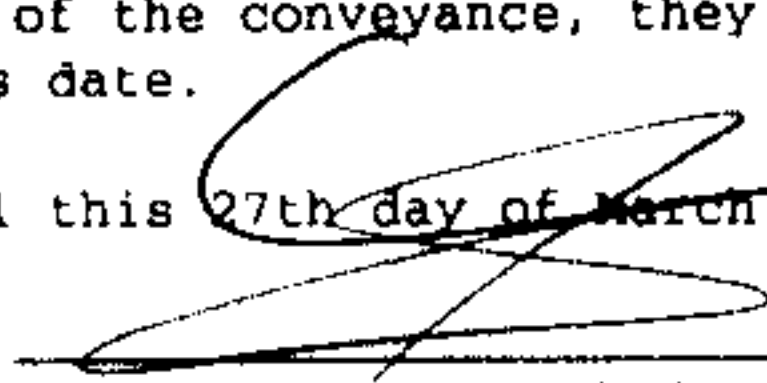

Betty C. Pool (SEAL)

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William R. Pool and wife, Betty C. Pool whose names 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of March A.D., 1998


Notary Public

03/30/1998-11007
09:47 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NEL 202.50

Inst # 1998-11007

EXHIBIT "A"

A parcel of land in the NW 1/4 of the NW 1/4 of Section 2, township 20 South, Range 3 West described as follows:

Commence at the Northeast corner of the NW 1/4 of the NW 1/4 of Section 2, Township 20 South, Range 3 West, Shelby County, Alabama and run thence Southerly along the East line of said 1/4-1/4 section 230.00 feet to the point of beginning of the property being described; thence continue Southerly along last described course a distance of 285.15 feet to a point; thence turn 90 degrees 00 minutes 00 seconds right and run Westerly 136.35 feet to a point on the Easterly margin of Aaron Road in a curve to the left having a central angle of 35 degrees 22 minutes 24 seconds and a radius of 482.50 feet; thence turn 74 degrees 27 minutes 32 seconds right to chord and run North-Northwesterly along the arc of said road margin an arc distance of 297.89 feet to a point; thence turn 104 degrees 49 minutes 25 seconds right from chord and run Easterly 214.92 feet to the point of beginning; being situated in Shelby County, Alabama.



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