

This instrument was prepared by
(Name) B. CHRISTOPHER BATTLES
(Address) 3150 HIGHWAY 52 WEST
PELHAM, AL 35124

Send Tax Notice To: ABANA ENTERPRISES, LLC
name
201 YEAGER PARKWAY, SUITE B
PELHAM, AL 35124
address

WARRANTY DEED-

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of EIGHTY-FIVE THOUSAND AND NO/100 (\$85,000.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, WILLIAM L. JOHNSON and wife, CONNIE C. JOHNSON

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

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

Lot 2, in Block 8, according to the Survey of Second Sector, Fourth
Addition to Bermuda Hills, as recorded in Map Book 9, page 78, in
the Probate Office of Shelby County, Alabama; being situated in Shelby
County, Alabama.

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

05/07/1998-16813
02:59 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SMA 93.50

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 1st
day of May, 1998

(Seal)
(Seal)
(Seal)

WILLIAM L. JOHNSON (Seal)
CONNIE C. JOHNSON (Seal)
(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that WILLIAM L. JOHNSON and wife, CONNIE C. JOHNSON
whose name S 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 1st day of May, A. D. 1998

Notary Public
225200