

THIS INSTRUMENT PREPARED BY:
James J. Odom, Jr.
P.O. Box 11244
Birmingham, AL 35202-1244

SEND TAX NOTICE TO:

Glenda N. Cash
1749 Highway 35
Pelham, AL 35124

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Fifteen Thousand and No/100 Dollars (\$15,000.00), and other good and valuable consideration, paid to the undersigned grantor, Marlin Burnett, an unmarried man ("Grantor"), by Glenda N. Cash ("Grantee"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto the Grantee, the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:

Lot 32, First Addition to Deer Springs Estates, as recorded in Map Book 5, at Page 55, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

SUBJECT TO: (1) Current taxes; (2) Building setback line of 35 feet reserved from Deer Springs Road as shown by plat; (3) Public easements as shown by recorded plat, including 10 foot easement on the Westerly side of lot; (4) Transmission Line Permits to Alabama Power Company as shown by instruments recorded in Deed Book 127, at Page 399, in the Office of the Judge of Probate of Shelby County, Alabama; (5) Rights-of-Ways granted to Colonial Pipe Line by instruments recorded in Deed Book 221, at Pages 758, 760 and 762 and Deed Book 269, Page 531, in the Office of the Judge of Probate of Shelby County, Alabama; (6) 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 Deed Book 289, Page 308, and Deed Book 297, Page 716.

Marlin Burnett is the surviving grantee of that certain deed recorded in Real 387, at Page 55, in the Probate Office of Shelby County, Alabama, the other grantee, Dorothy Faye Burnett, having died on or about 2-27-98.

\$15,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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

And Grantor does for himself, his heirs and assigns, covenant with Grantee, her heirs and assigns, that he is lawfully seized in fee simple of the Premises; that the Premises are free from all encumbrances, except as noted above; that Grantor has a good right to sell and convey the Premises as aforesaid; that Grantor will, and his heirs and assigns shall, warrant and defend the same to the Grantee, her heirs and assigns forever, against the lawful claims of all persons.

06/29/1998-23958
08:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE H.D. 12.00

Inst # 1998-23958

IN WITNESS WHEREOF, the undersigned has executed this conveyance as of the first day of April, 1998.

WITNESSES:

Marlin Burnett
Marlin Burnett

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marlin Burnett, an unmarried man, 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 seal this 17th day of June, 1998.

[Signature]
Notary Public

My Commission Expires: 5/23/99

Inst # 1998-23958

06/29/1998-23958
08:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
12.00