

This form provided by

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:

(Name) Thomas Investment Company, Inc.

(Address) P.O. Box 1422
Calera 35040

This instrument was prepared by: **MIKE T. ATCHISON**
P. O. Box 822
Columbiana, AL 35051

Form 1-1-3 Rev. 4/98

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - Stewart Title Insurance Corp. of Houston, TX

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Three Hundred Seventy Five Thousand and no/100

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

John Lawrence Davis, Jr., a Married man;
Donald S. Davis, a Married man

(herein referred to as grantors) do grant, bargain, sell and convey unto
Thomas Investment Company, Inc.

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

PARCEL I:

Begin at the NE corner of Lot 14 of Block 27, J. H. Dunstan's Map of the Town of Calera; thence South 84 degrees 28 minutes 19 seconds West, 150.13 feet to the Easterly margin of 13th Street; thence along said street, South 00 degrees 04 minutes 05 seconds East, 75.01 feet; thence continue along said street, South 00 degrees 00 minutes 45 seconds East, 50.06 feet; thence leaving said street, North 84 degrees 26 minutes 32 seconds East, 149.98 feet; thence North 00 degrees 01 minute 38 seconds East, 125.0 feet to the point of beginning.

PARCEL II:

Begin at an existing iron pipe at the locally accepted SW corner of lot 27, Block 27 of J. H. Dunstan's Map of the town of Calera, being on the Easterly margin of 13th Street; thence along said street, North 00 degrees 00 minutes 22 seconds East, 275.17 feet; thence leaving said street, North 84 degrees 26 minutes 32 seconds East, 149.98 feet; thence South 00 degrees 01 minutes 38 seconds West, 34.13 feet; thence South 88 degrees 26 minutes 00 seconds West, 3.19 feet; thence South 01 degree 23 minutes 49 seconds East, 75.00 feet; thence North 88 degrees 25 minutes 20 seconds East, 159.91 feet to the Westerly margin of U.S. Hwy. 31; thence along said Hwy. South 01 degree 08 minutes 11 seconds East, 159.42 feet; thence leaving said Hwy. South 88 degrees 25 minutes 20 seconds West, 155.84 feet; thence South 00 degrees 58 minutes 39 seconds East, 6.01 feet; thence South 84 degrees 29 minutes 24 seconds West, 155.89 feet to the Point of Beginning.

According to the survey of Michael Moates, dated April 23, 1998.

Grantor John Lawrence Davis is one and the same person as John L. Davis.

Subject to taxes for 1999 and subsequent years, easements, restrictions, rights of way and permits of record.

\$345,000.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in the aforesaid premises shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTORS, OR

OF THEIR RESPECTIVE SPOUSES.

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 hand(s) and seal(s), this 31st

day of Aug, 1999

WITNESS:

(Seal)

(Seal)

(Seal)

John Lawrence Davis Jr
John Lawrence Davis

(Seal)

(Seal)

(Seal)

Donald S. Davis
Donald S. Davis

STATE OF ALABAMA

Shelby COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State,

hereby certify that John Lawrence Davis and Donald S. Davis

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 31st

day of Aug

A. D., 19 99

My Commission Expires: 10/16/2000

Notary Public