

Value of Interest conveyed: \$ _____

Send Tax Notice to:

✓ Mary Gene Denney
103 Johnson St. Columbiana

This instrument was prepared by

(Name) WALLACE ELLIS FOWLER & HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Inst. # 1999-49663

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS.

That in consideration of **One Dollar (\$1.00) and love and affection**, to the undersigned grantor (whether one or more), in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, or we, **Adell Edmondson and husband, J. E. Edmondson**, (herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto **Dell E. Moody and Mary Gene Denney**, (herein referred to as GRANTEE, (whether one or more), the following described real estate situated in Shelby County, Alabama to-wit:

Property described on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein, which said Exhibit "A" is signed by grantors herein for the purpose of identification.

TO HAVE AND TO HOLD to the said grantee, 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 and seals this 2 day of April, 1996

Adell Edmondson
Adell Edmondson

Adell Edmondson
J. E. Edmondson by Adell Edmondson,
Attorney-in-Fact, Power of Attorney
attached as Exhibit "B" to this document

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Adell Edmondson, wife of J. E. Edmondson, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2 day of April, 1996

Frank Ellis
Notary Public

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Adell Edmondson, whose name as Attorney-in-Fact for J. E. Edmondson, husband of Adell Edmondson, 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, she, as such Attorney-in-Fact, and with full authority pursuant to Power of Attorney attached as Exhibit "B" to this document, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2 day of April, 1996

Frank Ellis
Notary Public

12/08/1999-49663

01:02 PM CERTIFIED
12/08/1999-49663

EXHIBIT "A"

PARCEL NO. 1:

Lot 2 in Block 4 according to Plat or survey of J. W. Johnston Addition to Columbiana, Alabama, as shown by map or plat of said subdivision recorded in Map Book 3 at page 24, Office of the Judge of Probate of Shelby County, Alabama.

PARCEL NO. 2:

Lot No. 3, Block 4, according to Johnson's Addition to the Town of Columbiana, Alabama.

PARCEL NO. 3:

Lot 3, Johnson's Addition to the Town of Columbiana, Alabama, recorded in Map Book 132, page 159 in Probate Records of Shelby County, Alabama, and in addition thereto a strip of land 24 ft. wide lying adjacent to and North of the Northern boundary of said Lot 3, which said strip is more particularly described as follows, to-wit: Commence at the Northwestern corner of said Lot 3 and run thence Northerly along the Eastern boundary of a paved city street a distance of 24 feet to a point, which said point is the Southwestern corner of the Spivey lot; thence turn to the right and run Easterly or Northeasterly parallel with the Northern boundary of said Lot No. 3 a distance of 75 feet, more or less, to a point on the Western boundary of a proposed alley; thence turn to the right and run Southerly along said alley a distance of 24 ft. to a point, which said point is the Northeastern corner of said Lot 3; thence turn to the right and run Westerly along the Northern boundary of said Lot 3 a distance of 75 feet to point of beginning.

It is the intention of the parties to describe and convey all property owned by grantors adjacent to or touching any of the above described three parcels, whether correctly described or not.

SIGNED FOR IDENTIFICATION:

Adell Edmondson

Adell Edmondson

J. E. Edmondson

J. E. Edmondson by Adell Edmondson,
Attorney-in-Fact, Power of Attorney
attached as Exhibit "B" to this document

DURABLE POWER OF ATTORNEY

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS that I, J. E. Edmondson, a legal resident of the State of Alabama, presently being of sound mind and not being under any mental disability, incompetency or incapacity, do hereby nominate, constitute and appoint Adell I. Edmondson, Mary Gene Denney and Dell E. Moody, or the survivor or survivors of them, legal residents of the State of Alabama, as and for my true and lawful attorney-in-fact under the provisions of and in accordance with §26-1-2, 1975 *Code of Alabama*, so that this power of attorney shall not be affected by my subsequent disability, incompetency or incapacity. I hereby bestow and vest my said attorney-in-fact with the following powers for me and in my name and on my behalf:

To withdraw any and all monies deposited with any bank, trust company or other financial institutions now or hereafter having monies belonging to me or held in my name, and for that purpose to draw checks in my name;

To deposit in my name and for my account with any bank, trust company or other financial institution, all monies payable or belonging to me or that may come into possession of my said attorney-in-fact; and all bills of exchange, drafts, checks, promissory notes and other instruments for money payable or belonging to me, and for that purpose to sign my name and endorse same for deposit or collection;

To have free access to safe deposit boxes and other places of safekeeping and storage, and to withdraw any or all of the property therefrom;

To invest and reinvest funds now or hereafter belonging to me in such securities or other properties as my said attorney shall deem proper;

To collect, sue, compromise or otherwise dispose of any claim or debt in which I now or hereafter may have an interest;

To pay, compromise or otherwise discharge and secure releases from any obligations or claims against me as my said attorney shall deem proper;

To exercise all present or future rights and powers with respect to any security now or hereafter owned by me, including mutual funds and their investments;

To sell, transfer, exchange or otherwise dispose of any of my property, real, personal or mixed, whether presently owned or hereafter acquired in my name, and to execute and deliver good and sufficient deeds or other instruments for the conveyance or transfer of the same;

To lease, lease with option to sell, manage and delegate management of all real properties now or hereafter owned by me, and to take a lease of or to rent real property as a tenant; and,

To do, generally, any or all acts on my behalf on any other matters or things pertaining to or belonging to me with the same validity as I might act or could do if personally present and not under any disability, incompetency or incapacity.

To exercise all powers and do all acts on my behalf deemed by my said attorney-in-fact to be incidental to, or necessary or proper to carry into full effect, the foregoing powers hereby ratifying and confirming all that my said attorney-in-fact can lawfully do or cause to be done by virtue hereof.

In the event that during my disability, incompetency or incapacity any proceedings are commenced in any Court to appoint a guardian, curator or other fiduciary for and on my behalf, then and in those events, I do hereby nominate and request the Court to appoint **Adell I. Edmondson, Mary Gene Denney and Dell E. Moody**, or the survivor or survivors of them, as such guardian, curator or other fiduciary.

It is my intention that notwithstanding my subsequent disability, incompetency or incapacity, this power of attorney shall remain in full force and effect until expressly revoked or amended as provided by law, provided that such revocation or amendment shall be of no effect with respect to parties acting or things done in reliance upon this durable power of attorney prior to the actual receipt by them of written notice of such revocation or amendment.

IN WITNESS WHEREOF, I set my hand and seal this 2 day of April, 1996.

WITNESSES:

Serath Jackson
Lance Brasher

J. E. Edmondson (SEAL)
J. E. Edmondson

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **J. E. Edmondson**, whose name was signed to the foregoing instrument in my presence, and who is known to me, acknowledged before me on this day, that, being informed of all contents of the foregoing Durable Power of Attorney, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2 day of April, 1996.

Frank G. [Signature]
Notary Public

Inst # 1999-49663

12/08/1999-49663
01:02 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 MMS 16.50