

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

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

SEND TAX NOTICE TO:

(Name) Rise and Shine Properties, Inc.

(Address) 4141 Redwing Dr

Bham, Al 35243

Inst # 2000-10963

Form 1-1-27 Rev. 4/99

WARRANTY DEED - Stewart Title Insurance Corporation of Houston, Texas

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS

11:24 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 CJ 11.50

That in consideration of One Hundred Fourteen Thousand and no/100-----

to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I or we,

Keat de la Torre and wife, Carolyn B. de la Torre

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

Rise and Shine Properties, Inc.

(herein referred to as grantees, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Commence at the Southeast corner of Section 23, Township 24 North, Range 15 East, Shelby County, Alabama; thence run Northerly along the East line of said Section 23, a distance of 323.17 feet to a concrete monument on the North bank of Reed Creek Slough of Lay Lake; thence continue Northerly along last described call a distance of 587.79 feet to a point; thence turn an angle of 87 degrees 54 minutes 32 seconds left and run Westerly 90.85 feet to the point of beginning of the property being described; thence continue along last described call a distance of 86.43 feet to a point; thence turn an angle of 97 degrees 49 minutes 05 seconds left and run Southerly 282.01 feet to a point; thence turn 5 degrees 53 minutes 48 seconds right and run Southerly 205.0 feet to a point; thence turn 18 degrees 20 minutes 38 seconds right and run Southerly 74.85 feet to a point on the water line contour of Lay Lake; thence turn 70 degrees 0 minutes 38 seconds left and run Southeasterly along water line 11.76 feet to a point; thence turn 23 degrees 33 minutes left and run Easterly 78.42 feet to a point on the water line contour; thence turn 96 degrees 56 minutes 39 seconds left and run Northeasterly 100.13 feet to a point; thence turn 7 degrees 50 minutes 21 seconds left and run Northerly 206.0 feet to a point; thence turn 3 degrees 38 minutes 38 seconds left and run 276.29 feet to the point of the beginning.

Subject to taxes for 2000 and subsequent years, easements, restrictions, rights of way and permits of record.

\$111,000.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said grantees, 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 GRANTEEES, 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 GRANTEEES, 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 3rd day of April, 2000

(Seal)

(Seal)

Keat de la Torre

(Seal)

(Seal)

(Seal)

(Seal)

Carolyn B. de la Torre

STATE OF ALABAMA
SHELBY **COUNTY**

General Acknowledgement

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Keat de la Torre and Carolyn B. de la Torre, whose names are are signed to the foregoing conveyance 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 3rd day of April

2000

My Commission Expires: 10/16/2000

Notary Public