

Send tax notice to:
Derek P. Dickson and
Trudi L. Dickson
4224 Plantation Place
Helena, AL 35080

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Parkway
Suite 350
Birmingham, AL 35243

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Twenty-Seven Thousand Two Hundred and no/100 Dollars (\$127,200.00), in hand paid to the undersigned Jackson Scott Dew and wife, Angela N. Dew, (hereinafter referred to as the "Grantors") by Derek P. Dickson and wife, Trudi L. Dickson, (hereinafter referred to as the "Grantees"), the receipt and sufficiency of which is hereby acknowledged, the Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 12, Block 2, according to the Amended Map of Plantation South - First Sector, as recorded in Map Book 7, Page 173, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2000.
2. Easement of 7.5' across rear of subject property and 7.5' easement on Northwest side of property as recorded per plat.
3. Building and setback lines of 40' from Plantation Place as recorded per plat.

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4. Covenants, conditions and restrictions as set forth in document recorded in Misc. Book 31, Page 876, in the Probate Office of Shelby County, Alabama.
5. Easement to South Central Bell as recorded in Deed Book 325, Page 261.
6. Agreement with Plantation Pipeline as recorded in Deed Book 317, Page 166.
7. Title to all oil, gas and minerals within and underlying the premises, together with all oil and mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Deed Book 328, Page 476 and Deed Book 341, Page 429, in the Probate Office of Shelby County, Alabama.


(\$101,750.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.)

TO HAVE AND TO HOLD unto the Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do, for themselves, their heirs, executors, administrators and assigns, covenant with the Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators and assigns shall, warrant and defend the same to the said Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this the 2nd day
of June, 2000.


Jackson Scott Dew

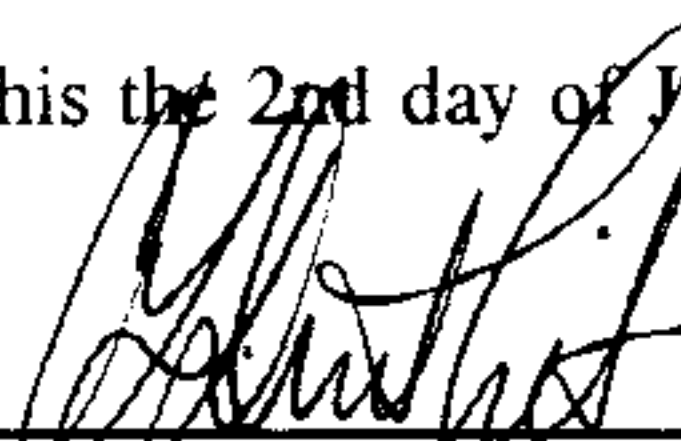

Angela N. Dew

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby
certify that Jackson Scott Drew and wife, Angela N. Dew, whose names are signed to the
foregoing instrument and who are known to me, acknowledged before me on this day that, being
informed of the contents of the instrument, they executed the same voluntarily on the day the
same bears date.

Given under my hand and official seal this the 2nd day of June, 2000.


Notary Public

[NOTARIAL SEAL]

My Commission expires: 9-9-03

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SHELBY COUNTY JUDGE OF PROBATE
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