

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

County of SHELBY

Presents:

Send Tax Notice To:

VALENCIA BRYANT HARDNETT

8327 HIGHWAY 155

MONTEVALLO, ALABAMA 35115

07/10/2000-22795
08:54 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NWS 9.50

That in consideration of

TEN DOLLARS AND OTHER CONSIDERATIONS (\$10.00)

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged,
we, SYLVIA B. FONDREN A SINGLE PERSON

(herein referred to as grantors) do grant, bargain, sell and convey unto

VALENCIA BRYANT HARDNETT AND DONALD HARDNETT JR A MARRIED COUPLE

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate
situated in SHELBY County, Alabama to-wit:

LOTS 3 & 4

COMMENCE AT THE NORTHWEST CORNER OF FRACTIONAL SECTION 12, TOWNSHIP 24 NORTH, RANGE 12 EAST;
THENCE RUN SOUTH ALONG THE WEST LINE OF FRACTIONAL SECTION 12 FOR 1730.40 FEET TO THE POINT OF
BEGINNING; THENCE CONTINUE SOUTH ALONG THE LAST DESCRIBED COURSE FOR 540.04 FEET; THENCE TURN AN
ANGLE TO THE LEFT OF 139 DEGREES 48 MINUTES 44 SECONDS AND RUN NORTHEAST FOR 197.44 FEET; THENCE
TURN AN ANGLE TO THE LEFT OF 87 DEGREES 59 MINUTES 54 SECONDS AND RUN NORTHWEST FOR 100.11 FEET;
THENCE TURN AN ANGLE TO THE RIGHT OF 88 DEGREES 00 MINUTES 00 SECONDS AND RUN NORTHEAST FOR 199.05
FEET TO A POINT ON THE SOUTHWEST RIGHT OF WAY OF ALABAMA HIGHWAY NO. 155; THENCE TURN AN ANGLE
TOT HE LEFT OF 87 DEGREES 06 MINUTES 25 SECONDS AND RUN NORTHWEST ALONG THE SOUTHWEST RIGHT OF
WAY FOR 274.30 FEET TO THE POINT OF BEGINNING.

Subject to Easements, Restrictions and rights of way of record.

To Have And To Hold unto the said Grantees VALENCIA BRYANT HARDNETT AND DONALD HARDNETT JR. 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 fee simple 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.

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, I have hereunto set MY hand(s) and seal(s), this 3rd day of March,
2000.

WITNESS:

(Seal)



SYLVIA B. FONDREN (Seal)

(Seal)

(Seal)

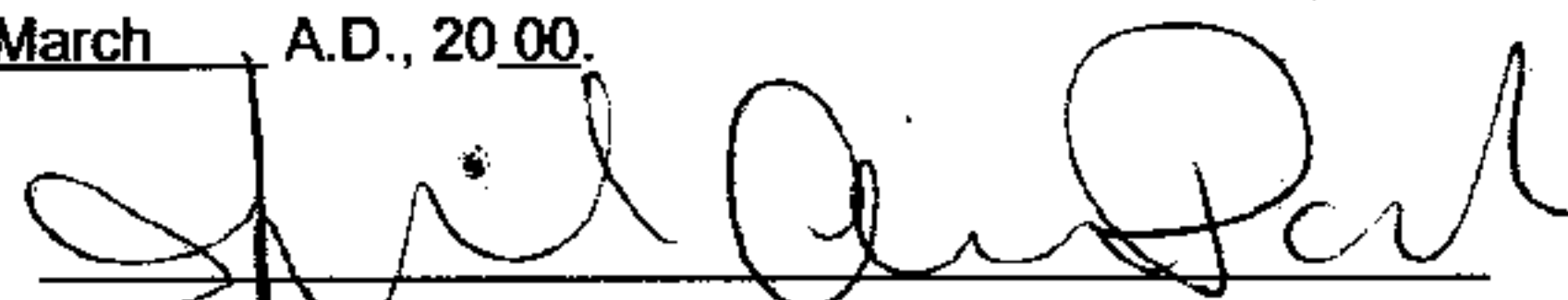
STATE OF ALABAMA

COUNTY OF SHELBY

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that
SYLVIA B. FONDREN A PERSON whose name(s) is/are signed to the foregoing conveyance,
and who is/are 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 3rd day of March A.D., 20 00.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-18-2000



3-18-2000