

THIS INSTRUMENT WAS PREPARED BY:  
Richard W. Theibert, Attorney  
NAJJAR DENABURG, P.C.  
2125 Morris Avenue  
Birmingham, Alabama 35203

SEND TAX NOTICE TO:  
Fred Nabors and Madelyn K. Nabors  
1905 McCain Parkway  
Pelham, Alabama 35124

Consideration  
+

mtg  
\$125,000.00

WARRANTY DEED  
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

THE STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and other good and valuable consideration, in hand paid to the undersigned, Fred Nabors and wife, Madelyn K. Nabors (hereinafter referred to as "GRANTORS"), by Fred Nabors and wife, Madelyn K. Nabors, (hereinafter referred to as "GRANTEES"), the receipt of which is hereby acknowledged, the said GRANTORS do by these presents, grant, bargain, sell and convey unto GRANTEES the following described real estate, located and situated in Shelby County, Alabama, to wit:

See Exhibit "A" which is attached hereto and made a part hereof as if set out fully herein.

SUBJECT TO:

1. Ad valorem taxes for the current year, 2001.
2. Easements, restrictions, and reservations of record.

All of the purchase price recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

**This deed is prepared without the benefit of title insurance or title examination at the request of the grantees herein. No certification is made as to title.**

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 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 we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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.

Inst # 2000-39984

11/17/2000-39984  
02:00 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 CJ1 18.00

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this \_\_\_\_ day of November, 2000.

*Fred Nabors* (SEAL)  
Fred Nabors

*Madelyn K. Nabors* (SEAL)  
Madelyn K. Nabors  
GRANTOR

THE STATE OF ALABAMA )

COUNTY OF SHELBY )

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Fred Nabors and spouse, Madelyn K. Nabors, whose names 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 10 day of November, 2000.

*McK*  
NOTARY PUBLIC  
My commission expires: My Commission Expires May 21, 2004

EXHIBIT "A"

PARCEL I:

A tract of land in the East half of the East half of Section 25, Township 20 South Range 3 West Shelby County, Alabama described as follows: Commence at the Northeast corner of said Section 25; thence run south along the East Section line 883.10 feet; thence turn right 90 deg. 00'00" and run West 120.00 feet to the point of beginning; thence turn left 90 deg. 00'00" and run South 66.91 feet; thence turn right 144 deg. 41'28" and run northwesterly 74.71 feet; thence turn left 30 deg. 13'43" and run northwesterly 34.93 feet; thence turn right 65 deg. 32'15" and run northerly 26.07 feet; thence turn right 79 deg. 09'11" and run northeasterly 45.47 feet; thence turn right 65 deg. 45'10" and run southeasterly 52.74 feet to the point of beginning.

ALSO, an easement for ingress, egress and utilities, 30 feet wide, 15 feet on each side of the following described centerline; Commence at the Northeast corner of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama; thence run south along the east section line 1064.60 feet; thence turn right 90 deg. 00'00" and run west 135.00 feet to the point of beginning of said centerline; thence turn right 90 deg. 00'00" and run north 109.82 feet ; thence turn left 35 deg. 18'32" and run northwest 65.88 feet; thence turn left 30 deg. 13'43" and run northwest 63.85 feet; thence turn left 30 deg. 46'31" and run westerly 78.59 feet; thence turn left 20 deg. 23'11" and run southwest 159.28 feet; thence turn right 16 deg. 33'14" and run westerly 23.77 feet to the easterly right of way of McCain Parkway and the end of said centerline.

PARCEL III:

A parcel of land in the East Half of the East Half of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the northeast corner of said Section 25; thence run South along the East section line 883.10 feet to the point of beginning; thence continue last course 181.50 feet; thence turn right 90 deg. 00'00" and run West 120.00 feet; thence turn right 90 deg. 00'00" and run North 181.50 feet; thence turn right 90 deg. 00'00" and run East 120.00 feet to the point of beginning.

ALSO, an easement for ingress, egress and utilities, 30 feet wide, 15 feet on each side of the following described centerline; Commence at the Northeast corner of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama; thence run south along the east section line 1064.60 feet; thence turn right 90 deg. 00'00" and run west 135.00 feet to the point of beginning of said centerline; thence turn right 90 deg. 00'00" and run north 109.82 feet; thence turn left 35 deg. 18'32" and run northwest 65.88 feet; thence turn left 30 deg. 13'43" and run northwest 63.85 feet; thence turn left 30 deg. 46'31" and run westerly 78.59 feet; thence turn left 20 deg. 23'11" and run southwest 159.28 feet; thence turn right 16 deg. 33'14" and run westerly 23.77 feet to the easterly right of way of McCain Parkway and the end of said centerline.

Inst # 2000-39984

11/17/2000-39984  
02:00 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 CJ1 18.00