

THIS INSTRUMENT PREPARED BY:

James J. Odom, Jr.
Post Office Box 11244
Birmingham, AL 35202-1244

SEND TAX NOTICE TO:

Bass & Associates, Inc.

P.O. BOX 1622
PELHAM, AL 35124

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of One Hundred Thousand and No/100 Dollars (\$100,000.00) and other good and valuable consideration, to the undersigned, Floyd R. Miller, a/k/a Floyd Richard Miller ("Grantor"), in hand paid by Bass & Associates, Inc. ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto the said Grantee the following described real estate, situated in Shelby County, Alabama (the "Real Estate"), to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

SUBJECT TO: (1) Current taxes; (2) Flood rights acquired by Alabama Power Company as shown in instrument recorded in Deed Book 237, Page 438, in Probate Office; (3) Transmission Line Permits to Alabama Power Company recorded in Deed Book 212, Page 123; Deed Book 212, Page 124; Deed Book 183, Page 534 and Deed Book 188, Page 542 in Probate Office.

Less and except mining rights and privileges severed by Instrument recorded in Deed Book 49, Page 202, in Probate Office.

TO HAVE AND TO HOLD to the Grantee, its successors and assigns forever.

And Grantor does for himself, his heirs and assigns, covenant with Grantee, its successors and assigns, that he is lawfully seized in fee simple of the Real Estate; that the Real Estate is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will, and his heirs and assigns shall, warrant and defend the same to the Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has executed this conveyance on this the 22nd day of December, 2000.

WITNESSES:

[Signature]

[Signature]
Floyd R. Miller aka Floyd Richard Miller

Inst # 2001-00246

01/04/2001-00246
09:15 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 HMB 117.00

STATE OF OREGON)

COUNTY OF Washington)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Floyd R. Miller a/k/a Floyd Richard Miller, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 22nd day of December, 2000.

Becky Bauer
Notary Public

My Commission Expires: June 18 2001



TRACT I:

Begin at the Southeast corner of Section 12, Township 24 North, Range 15 East, Shelby County, Alabama; thence Northerly along the East boundary of said Section 374.31 feet to the point of beginning; thence continue Northerly 3 degrees 30 minutes West for 128.19 feet; thence left South 85 degrees 26 minutes West for 200 feet; thence left South 3 degrees 15 minutes East for 114.40 feet; thence left South 89 degrees 23 minutes West for 200.71 feet to the point of beginning. Said property is a part of Lot 1, Block 1, according to the survey of Pine Grove Camp as recorded in Map Book 4, Page 8, in the Probate Office of Shelby County, Alabama.

Also, begin at the Southeast corner of Section 12, Township 24 North, Range 15 East; thence run North 3 degrees 30 minutes West 500.50 feet to a point; thence run South 85 degrees 26 minutes West 200 feet to the point of beginning of the land herein conveyed; thence continue South 85 degrees 26 minutes West a distance of 100 feet to a point; thence continue South 5 degrees 59 minutes East to a point of Ocie W. Speer's present lot; thence turn to the left an angle of 84 degrees 38 minutes and run 100 feet to a point; thence turn an angle to the left of 92 degrees 22 minutes and run 114.40 feet to the point of beginning.

TRACT II:

Part of Lot 1, all of Lots 2 and 10, Block 1, according to Pine Grove Camp as recorded in Map Book 4, Page 8, in Probate Office of Shelby County, Alabama, more particularly described as follows:

Begin at the Southeast corner of Section 12, Township 24 North, Range 15 East, Shelby County, Alabama; thence Northerly along the East boundary of said Section 217.50 feet to the point of beginning, said point also being the Southeast corner of said Lot 10; thence continue Northerly along said East boundary which is also along the East boundary of said Lots 1 and 10 for 154.81 feet; thence left 87 degrees 07 minutes in a Northwesterly direction in part along the South boundary of Pine Street, 300.71 feet to the Northwest corner of said Lot 2; thence left 95 degrees 22 minutes in a Southerly direction along the West boundary of said Lot 2 for 142.00 feet to the Southwest corner of said Lot 2; thence left 82 degrees 04 minutes in a Southeasterly direction along the South boundaries of said Lots 2 and 10 for 295.52 feet to the point of beginning.

Situated in Shelby County, Alabama.

Exhibit A

Inst # 2001-00246

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