

THIS INSTRUMENT PREPARED BY:  
Courtney Mason & Associates, P.C.  
1904 Indian Lake Drive, Suite 100  
Birmingham, Alabama 35244  
STATE OF ALABAMA )

GRANTEE'S ADDRESS:  
Wayne J. Scotch  
503 Cahaba Park Circle  
Birmingham, Alabama 35242

COUNTY OF SHELBY )

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Five Hundred and 00/100 (\$500.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, **Joe A. Scotch, Jr., a married man** (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **Wayne J. Scotch, a married man**, (hereinafter referred to as GRANTEE), his heirs and assigns, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

See legal description attached as Exhibit "A"

Subject to existing easements, current taxes, restrictions and covenants, set-back lines and rights of way, if any, of record.

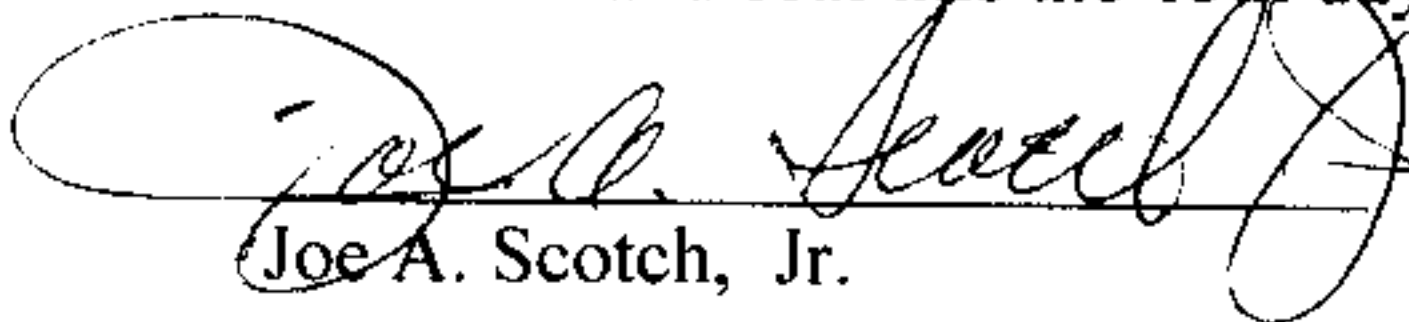
\$85,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

**THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF THE GRANTOR AS DEFINED BY THE CODE OF ALABAMA.**

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, his heirs and assigns forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 15th day of January, 2001.

  
Joe A. Scotch, Jr.

STATE OF ALABAMA )

COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Joe A. Scotch, Jr., a married man 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 Instrument signed his name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 15th day of January, 2001.

  
NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_

COURTNEY MASON & ASSOCIATES, P.C.  
1904 INDIAN LAKE DRIVE, SUITE 100  
BIRMINGHAM, AL 35244

01/17/2001-01716  
08:42 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 031 14.50

Inst # 2001-01716

Exhibit "A"

A parcel of land situated in the SE  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of Section 13, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the SW corner of above said  $\frac{1}{4}$   $\frac{1}{4}$ ; thence N 2 deg. 33 min. 20 sec. W a distance of 668.86 feet; thence N 89 deg. 46 min. 3 sec. E a distance of 822.21 feet to the point of beginning; thence along the last described course a distance of 82.94 feet; thence S 57 deg. 42 min. 04 sec. E a distance of 178.86 feet; thence S 29 deg. 43 min. 13 sec. W a distance of 48.59 feet; thence N 56 deg. 48 min. 12 sec. W a distance of 251.000 feet to the point of beginning; being situated in Shelby County, Alabama.

Inst # 2001-01716

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SHELBY COUNTY JUDGE OF PROBATE  
002 CJI 14.50