

This instrument was prepared by:

William R. Justice
P.O. Box 1144, Columbiana, Alabama 35051

Grantee's address:

150 New Gate Road
Alabaster, AZ 35007

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and no/100 DOLLARS (\$500.00) and other good and valuable consideration to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned William H. Henry, unmarried (herein referred to as GRANTOR, whether one or more) does grant, bargain, sell and convey unto James N. Carroll (herein referred to as GRANTEE, whether one or more) the following described real estate situated in Shelby County, Alabama to-wit:

Lot 7 Block 4 Sector 3, Resurvey of George's Subdivision of Keystone, according to map on file in the office of the Judge of Probate of Shelby County, Alabama, in Map Book 4, Page 33

Subject to:

1. 10-foot building line on West and North side of lot as shown on recorded map.
2. 5-foot easement on East side of lot as shown on recorded map.
3. Restrictions and covenants appearing of record in Volume 198, page 450.
4. Right-of-way granted to Alabama Power Company recorded in Volume 103, page 55, and Volume 218, page 29.
5. Title to others to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

William H. Henry is the sole surviving grantee of that certain deed recorded in Deed Volume 305, page 749. The other grantee, Charlene Allen Henry, having died on or about January 8, 1998.

TO HAVE AND TO HOLD to the said GRANTEE, his, her or their heirs and assigns forever.

And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEE and GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all

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SHELBY COUNTY JUDGE OF PROBATE

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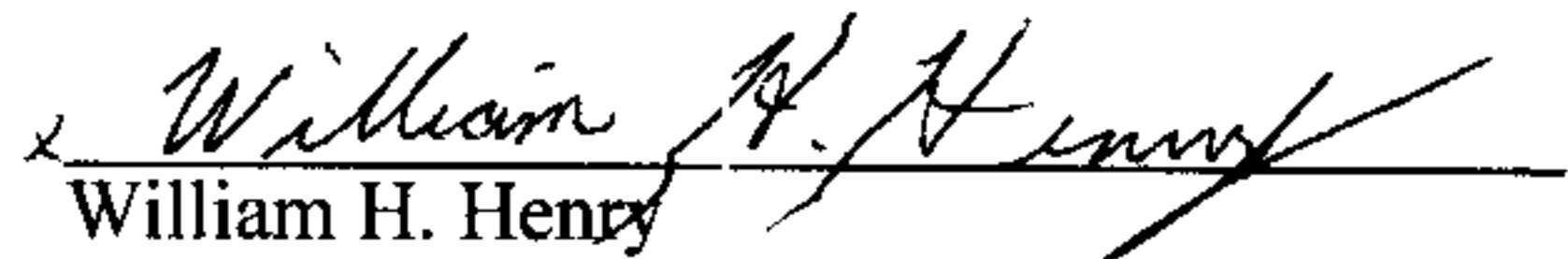
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encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEE and GRANTEE'S heirs and assigns forever, against the lawful claims of all persons.

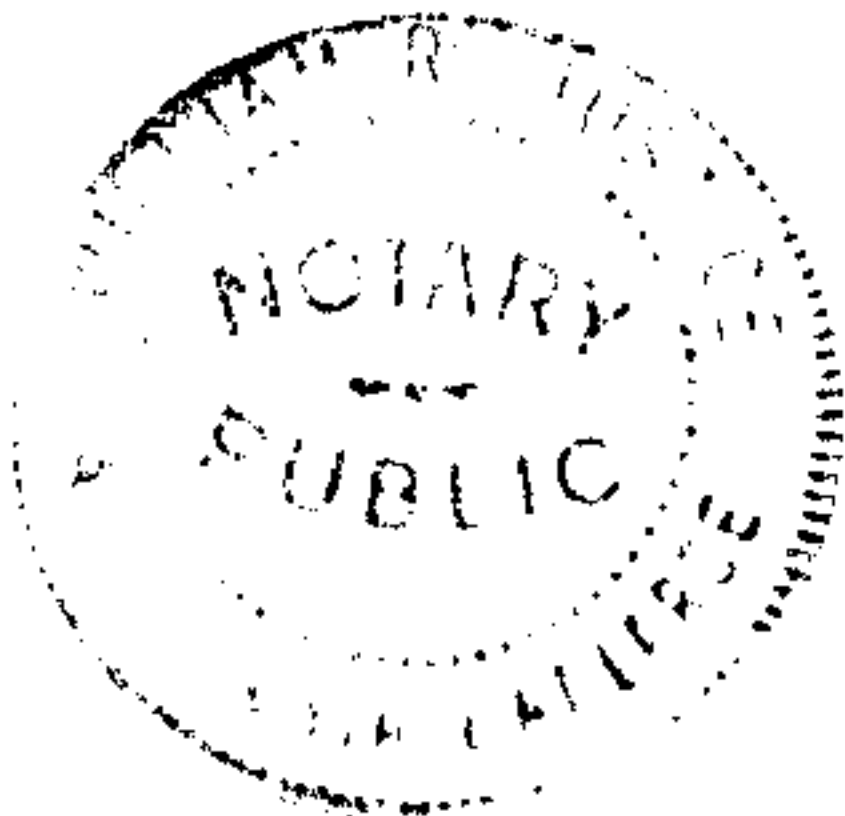
IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this 9th day of February, 2001.

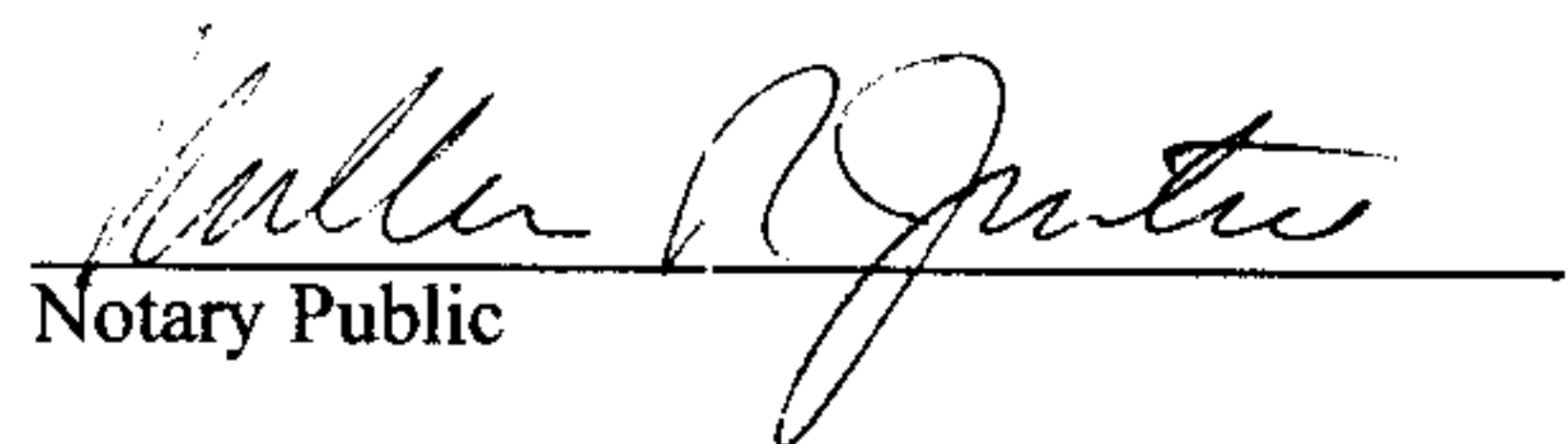

William H. Henry

STATE OF ALABAMA
SHELBY COUNTY General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William H. Henry, unmarried, 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 official seal this 9th day of February, 2001.




Notary Public

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