

This instrument prepared by:
John Hollis Jackson, Jr.
Attorney at Law
P. O. Box 1818
Clanton, AL 35046

Inst. # 2001-12552
04/04/2001-12552
01:16 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
302 0.00 15.00

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Ninety-one Thousand and no/100 (\$191,000.00) Dollars to the undersigned grantor, in hand paid by the grantees herein, the receipt whereof is acknowledged, I, **Gregory C. Beers** (herein referred to as grantor), grant, bargain, sell and convey unto **Sovereign Investment, Inc., a corporation** (herein referred to as grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

A tract of land situated in the SE 1/4 of Section 25, Township 19 South, Range 3 West, Shelby County, Alabama, and being more particularly described as follows: Commence at the Southeast corner of Section 25, Township 19 South, Range 3 West; thence run Westerly along the South line of said quarter-quarter section 639.70 feet to the point of beginning; thence continue along said course 225.38 feet; thence 121 degrees 20 minutes 03 seconds right 164.00 feet; thence 6 degrees 14 minutes 57 seconds right 49.49 feet; thence 96 degrees 05 minutes 03 seconds right 170.10 feet; thence 58 degrees 19 minutes 23 seconds right 63.23 feet to the point of beginning. Situated in Shelby County, Alabama.

The above real estate constitutes no part of the present homestead of the grantor.

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

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the 2nd day of April, 2001.



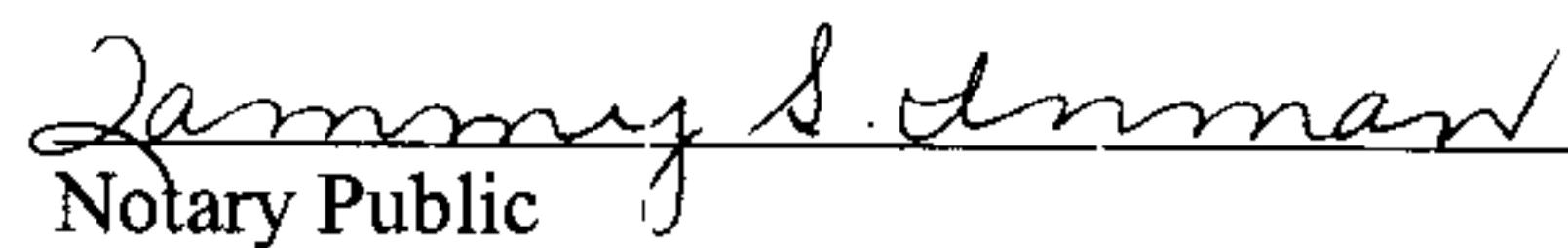
Gregory C. Beers

STATE OF ALABAMA

CHILTON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Gregory C. Beers, 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 on the day the same bears date.

Given under my hand and official seal, this the 2nd day of April, 2001.



Tammy S. Danner
Notary Public

Address of Grantee:
2105 Old Montgomery Hwy.
Pelham, AL 35124

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