

This instrument was prepared by:  
William R. Justice  
P.O. Box 1144, Columbiana, AL 35051

Grantees' Address:  
144 Chestnut Lane  
Alabaster, AL 35007

**LIMITED LIABILITY COMPANY WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seven Hundred Thousand and no/100 Dollars, (\$700,000.00), to the undersigned Grantor, W. T. Development, L.L.C., a limited liability company, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto Larry W. Edmondson and Patricia B. Edmondson (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in SHELBY County, Alabama:

Parcel I

A parcel of land in the S $\frac{1}{2}$  of the NW $\frac{1}{4}$  of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the SE corner of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of said Section 25, Township 20 South, Range 3 West; thence North 88° 59' 20" West along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section a distance of 1231.25 feet (map) to the point of beginning; thence continue along last described course a distance of 334.77 feet to the Easterly right of way line of U. S. Highway No. 31 (200 foot right of way); thence North 15° 39' 02" East along said right of way a distance of 119.0 feet; thence leaving said right of way line South 68° 17' 17" East a distance of 325.72 feet (meas.) 325.81 feet (map) to the point of beginning; being situated in Shelby County, Alabama.

Parcel II

A parcel of land in the S  $\frac{1}{2}$  of the NW  $\frac{1}{4}$  of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the SE corner of the SE  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of said Section 25; thence North 88° 59' 20" West along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 1231.25 feet (map) to the point of beginning; thence North 68° 17' 17" West a distance of 325.72 feet (meas.) 325.81 feet (map) to the Easterly right of way line of U. S. Highway No. 31 (200 foot right of way); thence North 15° 39' 02" East along said right of way a distance of 192.85 feet; thence leaving said right of way line South 74° 22' 47" East a distance of 322.36 feet; thence South 15° 15' 45" West a distance of 227.42 feet to the point of beginning; being situated in Shelby County, Alabama.

Also, the following described non-exclusive easement:

A 50' ingress/egress easement located in the S $\frac{1}{2}$  of the NW $\frac{1}{4}$  of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows: Commence at the SE corner of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of said Section 25; thence North 88° 59' 20" West along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 1231.25 feet (Map); thence North 15° 15' 45" East a distance of 426.99 feet (meas) 427.0 feet (Map); thence North 74° 22' 47" West a distance of 271.01 feet to the point of beginning; thence continue along last described

*WBS/C Davis*

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SHELBY COUNTY JUDGE OF PROBATE  
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Inst # 2001-31781

course a distance of 50.0 feet to the Easterly right of way line of U.S. Hwy #31 (200' ROW); thence South 15° 39' 02" West along said ROW line, a distance of 199.57 feet; thence leaving said Right of Way line, South 74° 22' 47" East a distance of 50.0 feet; thence North 15° 39' 02" East, a distance of 199.57 feet to the point of beginning.

Subject to transmission line permits to Alabama Power Company as shown by instruments recorded in Deed Book 102 pag 198 and Deed Book 103 page 55 in the Probate Office of Shelby County, Alabama.

\$700,000.00 of the purchase price was paid by note and mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its managing member, Wayne B. Rasco, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of July, 2001.

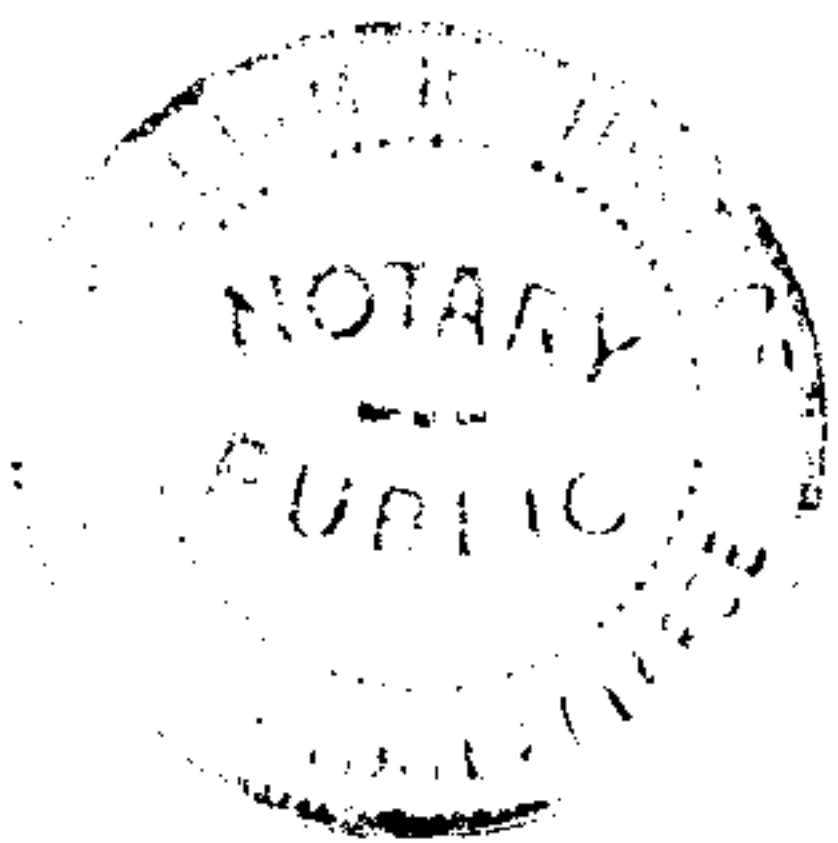
W. T. Development, L.L.C.

By Wayne B. Rasco  
Wayne B. Rasco, as its managing member

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Wayne B. Rasco, whose name as managing member of W. T. Development, L.L.C., a limited liability company, 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 or she, as such member and with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand and official seal, this the 30<sup>th</sup> day of July, 2001.



Miller R. Justice  
Notary Public

Inst. # 2001-31781

07/31/2001-31781

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