

\$ 14,000.00

DEED

This Instrument Prepared by:  
James A. Hoover  
3800 Colonnade Parkway, Suite 650  
Birmingham, Alabama 35243

Send Tax Notice To:  
Arvis Ryan  
1803 Wynnton Road  
Columbus, GA 31906

STATE OF ALABAMA ) TITLE NOT EXAMINED  
COUNTY OF SHELBY )

THIS DEED made and entered into this 16<sup>th</sup> day of March, 2001, by Russell Ryan, (hereinafter "Grantor"), a married man to Arvis Ryan, Junnie Adams, Annette Redmon, James Ryan, Johnny Ryan, Janice Nichols and Russell Ryan (hereinafter "Grantees").

RECITALS:

WHEREAS, Hazel Ryan and Arvis Ryan each owned an one half interest in the subject property as Tenants in Common as the result of a deed dated August 7, 1980 and duly recorded in the Probate Records of Shelby County, Alabama in Book 327 Page 849.

WHEREAS, the said Hazel Ryan (hereinafter referred to as Decedent) died intestate in 1983 and her estate was not admitted to probate;

WHEREAS, at the time of her death, the Decedent's estate did not exceed \$50,000.00 in value and the Grantor, Russell Ryan, was the lawful surviving spouse of the Decedent;

WHEREAS, as a result of the Decedent dying intestate and her estate not exceeding \$50,000 in value, the Grantor, Russell Ryan, inherited the Decedents, Hazel Ryan's, one half interest in the subject property;

WHEREAS, the Grantor does not and has not resided on said property and said property is not the homestead of Grantor;

WHEREAS, Grantor also received a thirty three and 1/3 percent (33.33%) interest of Arvis Ryan's fifty percent (50%) interest in the subject property by virtue of a deed executed by Arvis Ryan conveying Arvis Ryan's one half interest in the subject property to Arvis Ryan, Junnie Adams and Russell Ryan. Said deed being dated December 9, 1981 and duly recorded in the probate records of Shelby County, Alabama in Book 337 Page 658.

WHEREAS, Grantor now desires to convey his interest herein to the Grantees as set forth below:

NOW THEREFORE, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, to the undersigned Grantor, Grantor does hereby grant, bargain, sell and convey unto Grantee, Arvis Ryan, Grantor's undivided thirty three and 1/3 percent (33.33%) of Arvis Ryan's fifty percent (50%) interest that Grantor received from Grantee in the deed recorded in Book 337 Page 658 and;

FURTHERMORE, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, to the undersigned Grantor, Grantor does hereby grant, bargain, sell and convey unto Grantees, Arvis Ryan, Junnie Adams, Annette Redmon, James Ryan, Johnny Ryan, Janice Nichols and Russell Ryan, Grantor's remaining undivided one half interest in the following described real estate, situated in Shelby County, Alabama, to wit:

08/22/2001-35856  
09:22 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MSB 39.00

Inst # 2001-35856

Lot 11, Block 202, according to J.H. Dunstan's Survey of the Town Of Calera,  
Alabama, situated in Shelby County, Alabama

TO HAVE AND TO HOLD to the said Grantees, and to their respective heirs and assigns  
forever.

IN WITNESS WHEREOF the Grantor has executed this conveyance by setting his  
signature hereto this 16<sup>th</sup> day of MARCH, 2001.

Russell Ryan  
Russell Ryan

STATE OF MISSISSIPPI           )  
COUNTY OF KEMPER           )

I, the undersigned authority, a Notary Public in and for said State in said County, hereby  
certify that Russell Ryan, 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 said  
instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 16<sup>th</sup> day of MARCH 2001.

Donald E. Griffin  
NOTARY PUBLIC  
My Commission Expires \_\_\_\_\_

DONALD E. GRIFFIN, Notary Public  
STATE OF MISSISSIPPI, KEMPER, COUNTY  
MY COMMISSION EXPIRES JUNE 29 2004

Inst # 2001-35856

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