

SEND TAX NOTICE TO:

Diesel Tractor Trailer Sales Inc.

(Name)

3277 Highway 31 So. Calera, Al. 35040

(Address)

This instrument was prepared by

Diesel Tractor Trailer Sales, Inc./Randall J Davidson

(Name)

3277 Highway 31 South

(Address)

Calera, Al. 35040

Form 1-1-8 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

00

That in consideration of

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Diesel Tractor Trailer Sales, Inc./Randall J. Davidson

(herein referred to as grantors) do grant, bargain, sell and convey unto
Bobby Ellison

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby

County, Alabama to wit:

See attached survey document prepared by Hager Co.

Inst # 2001-36275

08/24/2001-36275

09:52 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MSB 14.50

TO HAVE AND TO HOLD unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 24th

day of August 2001

Owner
BUSINESS

Randall J Davidson (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

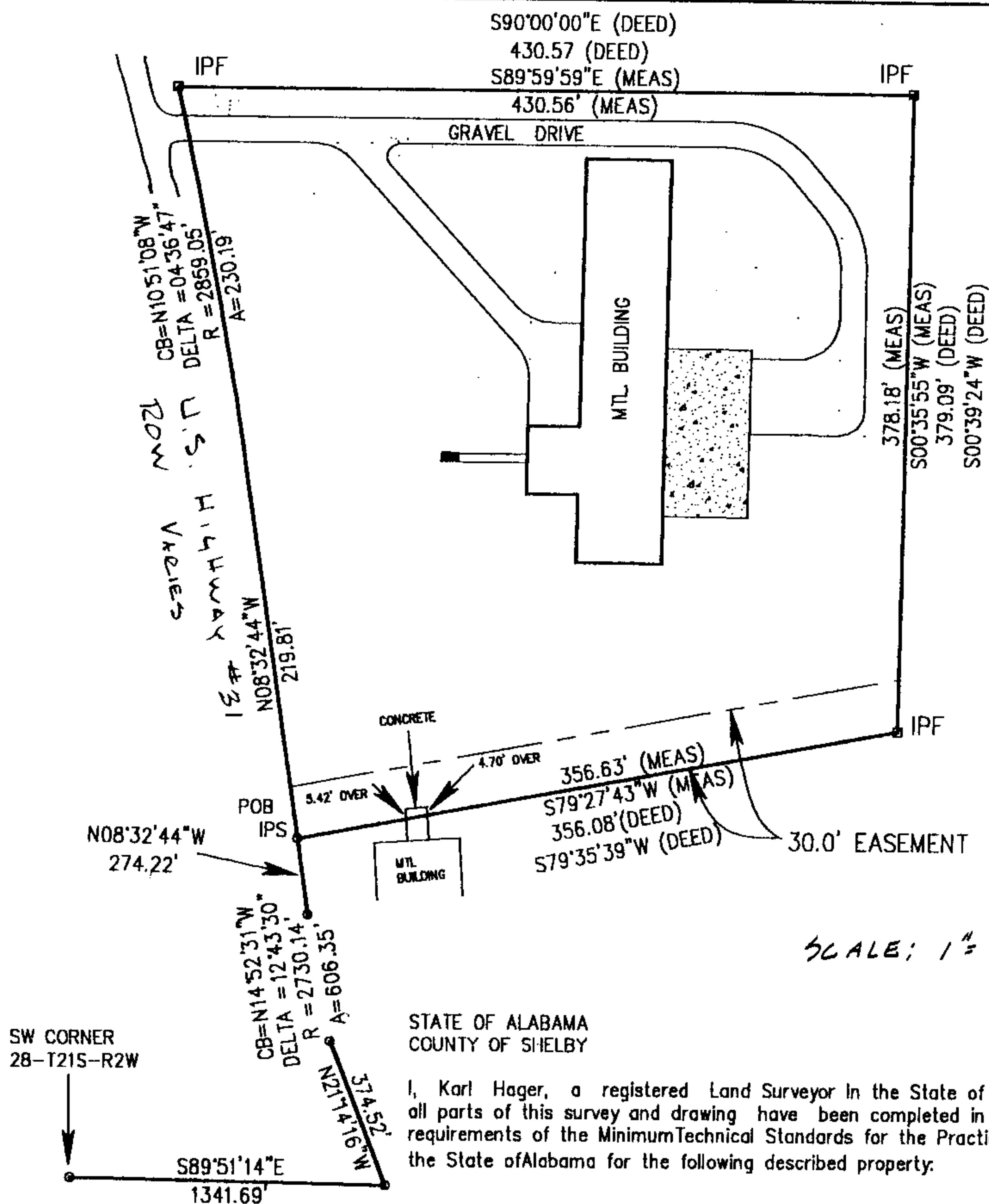
I, Sadie Ann Bailey

Notary Public in and for said County, in said State,

hereby certify that 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of August A. D., 2001

Sadie Ann Bailey
Notary Public



STATE OF ALABAMA
COUNTY OF SHELBY

I, Karl Hager, a registered Land Surveyor in the State of Alabama hereby state that all parts of this survey and drawing have been completed in compliance with the requirements of the Minimum Technical Standards for the Practice of Land Surveying in the State of Alabama for the following described property:

COMMENCE AT THE SW CORNER OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 2 WEST; THENCE RUN S 89 DEG 51'14"E ALONG THE SOUTH LINE OF SAID SECTION FOR A DISTANCE OF 1,341.69' TO THE NORTHEASTERLY RIGHT OF WAY OF U.S. HIGHWAY #31; THENCE RUN N 21 DEG 14'16"W ALONG SAID RIGHT OF WAY FOR A DISTANCE OF 374.52' TO THE POINT OF BEGINNING OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 12 DEG 43'30" AND A RADIUS OF 2730.14' AND A CHORD BEARING OF N 14 DEG 54'29"W; THENCE RUN ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY FOR A DISTANCE OF 606.35' TO THE END OF SAID CURVE; THENCE RUN N 08 DEG 32'44"W ALONG SAID RIGHT OF WAY FOR A DISTANCE OF 274.22' TO THE POINT OF BEGINNING; THENCE CONTINUE N 08 DEG 32'44"W FOR A DISTANCE OF 219.81' TO THE POINT OF BEGINNING OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 04 DEG 36'47" AND A RADIUS OF 2859.05' AND A CHORD BEARING OF N 10 DEG 31'16"W; THENCE RUN ALONG THE ARC OF SAID CURVE FOR A DISTANCE OF 230.19' THENCE LEAVING SAID RIGHT OF WAY RUN S 00 DEG 39'24"W FOR A DISTANCE OF 379.09'; THENCE RUN S 79 DEG 35'39"W FOR A DISTANCE OF 356.08' TO THE POINT OF BEGINNING. THERE IS RESERVED WITHIN THE ABOVE DESCRIBED PROPERTY A 30.0' EASEMENT BEING THE SOUTH 30.0' THEREOF. THIS EASEMENT IS TO SERVE THAT CERTAIN PROPERTY DUE EAST OF THE ABOVE DESCRIBED.

I further state that there are no right of ways, easements of joint driveways over or across said lands visible on the surface except as shown, that there are no electric or telephone wires (excluding those which the premises only) or structures or supports thereof, including poles, anchor or guy wires on or over said property except as shown; that I have consulted the Federal Flood Hazard Maps (or the U.S. Department of the Interior Geological Survey Map) and found that this LAND DOES NOT lie within a special flood prone area; that there are no encroachments to same that are visible on the surface except as shown that the improvements are located as shown above.

According to my survey this the 15TH Day of JUNE, 1998.

Karl Hager

KARL HAGER, L.S.
REG NO. 11848

98091

TYPE OF SURVEY
MORTGAGE

HAGER COMPANY, INC.
1825-D 12th AVE
BESSEMER, AL 35020
(205) 424-4235
FAX: 425-6310

C/L = CENTERLINE
IPS = 5/8" REBAR WITH CAP
IPF = IRON PIN FOUND
CALC. = CALCULATED
MEAS. = MEASURED
ROW = RIGHT OF WAY
CONC. = CONCRETE
PP = POWER POLE
FC = FENCE POST/CORNER
MTL = METAL
BM = BENCH MARK FOUND
TBM = BENCH MARK SET
ANC = POWER POLE ANCHOR

N = NORTH
S = SOUTH
W = WEST
E = EAST
POC = POINT OF COMMENCEMENT
POB = POINT OF BEGINNING
○ = POINT SET
◻ = POINT EXISTING
⊠ = POINT CALC
△ = POINT NOT SET
— = FENCE LINE
--- = EASEMENT LINE
--- = OVER HEAD POWER/TELE



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14:50