

Send tax notice to:
Bobby R. Sears
12 Mayfly Lane
Shelby, Alabama 35143

This instrument prepared by:
Jones & Waldrop
Attorney at Law
1025 Montgomery Highway, Suite 212
Vestavia Hills, Alabama 35216

STATE OF ALABAMA
SHELBY COUNTY

WARRANTY DEED

10/31/2001-46781
10:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 15.00

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty Seven Thousand and no/100 Dollars (\$57,000.00), in hand paid to the undersigned, Philip R. Darden and wife, Teresa D. Darden, (hereinafter referred to as the "Grantor") by Bobby R. Sears, (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto the Grantee as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

See attached Exhibit "A"

08/16/2001-34930
02:00 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

SUBJECT TO:

001 MSB 68.00

1. Ad valorem taxes due and payable October 1, 2001.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat.

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 Grantees, their heirs, executors, administrators and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances except as aforesaid, that I (we) have good right to sell and convey the same as aforesaid, and that I (we) will, and my (our) successors and assigns shall warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the _____ day of August, 2001.

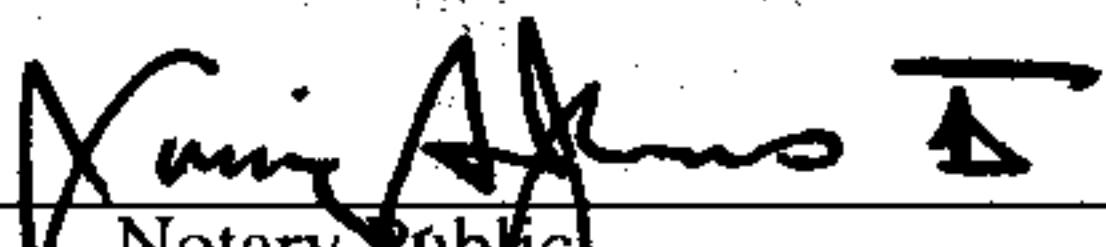

Philip R. Darden


Teresa D. Darden

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Philip R. Darden and wife, Teresa D. Darden, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 15th day of August, 2001.


Notary Public
10/31/2001-46781
10:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 15.00

[NOTARIAL SEAL]

My Commission expires

THIS DEED IS BEING RE-RECORDED TO ADD EXHIBIT A

Inst # 2001-34930

Inst # 2001-46781

EXHIBIT A

Lots 6 and Lot 18, according to the Map of Benson's Camp on Waxahatchie Creek as recorded in Map Book 4 page 28 in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.

Also the following parcel of Adjacent Land described by Metes and Bounds as follows: Commence at the Northwest corner of Lot 18, Benson's Camp as recorded in Map Book 4 page 28 in the Office of the Judge of Probate of Shelby County, Alabama, and run thence N 88 deg. 31 min. 55 sec. W along the South margin of Shelby County Road No. 47 a distance of 25.0 feet to a property corner and the point of beginning of the parcel being described; thence run N 89 deg. 31 min. 10 sec. W along said margin of said road a distance of 51.86 feet to a corner; thence run S 00 deg. 28 min. 50 sec. W a distance of 2.02 feet to a corner; thence run S 37 deg. 11 min. 57 sec. E a chord distance across the edge of the Lake a distance of 61.35 feet to a corner; thence run S 89 deg. 45 min. 59 sec. E a distance of 13.18 feet to a corner; thence run N 01 deg. 49 min. 08 sec. E a distance of 50.53 feet to the point of beginning. Being situated in the N1/2 of the SE 1/4 of Section 34, Township 24 North, Range 15 East. Being situated in Shelby County, Alabama.

Inst # 2001-46781

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