

This instrument prepared by:
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Send Tax Notice To:

✓ Mr. Gary Garner
1103 Walnut Circle
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Ph. (205) 663-6676

Inst # 2001-4594

12/19/2001-55802
01:26 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 22.50

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of

EIGHT THOUSAND ONE HUNDRED THIRTY FOUR AND 00/100 (\$8,134.00),

To the undersigned grantor paid by the grantee herein, and secured to said grantor by that certain mortgage identified as instrument number 2001-4594 and recorded in the Office of The Judge Of Probate, Shelby County on the 19th day of October, 2001 is hereby acknowledged, the undersigned

THERESA D. THOMPSON,

(herein referred to as Grantor), does grant, bargain, sell and convey unto

GARY GARNER,

(hereafter referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to wit;

Parcel "D":

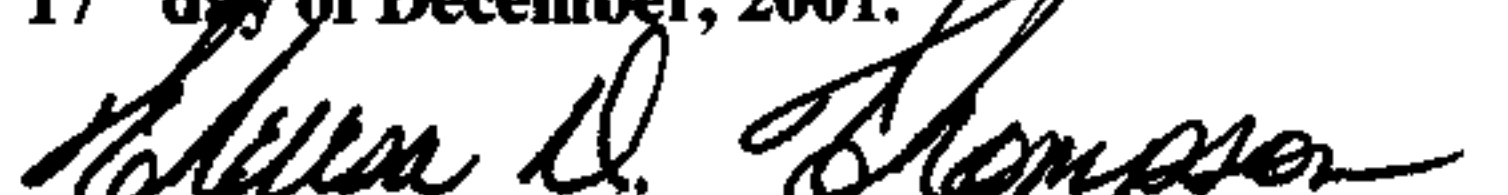
Begin at the Southeast corner of the NW 1/4 of the SE 1/4, Section 18, Township 22 South, Range 1 West; thence run Westerly along the South boundary line of said 1/4-1/4 for 1362.50 feet to a point, being the Southwest corner of said 1/4-1/4; thence continue Westerly along the South boundary line of the NE 11/4 of SW 1/4 of Sec5tion 18 for 243.10 feet to a point on the Northeast right of way line of County Highway 86; thence turn an angle of 59 degrees 04 minutes 00 seconds to the right and run along said right of way for 5.99 feet to a point on the South boundary of Railroad Property; thence turn an angle of 114 degrees 46 minutes 15 seconds to the right and run along the South boundary of said Railroad Property along a curve to the left with a radius of 1004.93 feet and central angle of 6 degrees 25 minutes 11 seconds for an arc distance of 112.60 feet; thence continue along Railroad Property line along a tangent for 1332.52 feet; thence continue along South Railroad Property line along a curve to the left, with a radius of 1004.93 feet and central angle of 12 degrees 31 minutes 44 seconds for an arc distance of 219.75 feet to a point on the East boundary line of aforementioned NW 1/4 of SE 1/4; thence turn an angle of 116 degrees 39 minutes 52 seconds to the right and run Southerly along the East boundary of said NW 1/4 of SE 1/4 for 384.73 feet to the point of beginning. Said parcel is lying in the NW 1/4 of SE 1/4 and the NE 1/4 of SW 1/4, Section 18, Township 22 South, Range 1 West, Shelby County, Alabama.

The foregoing legal description set out herein furnished to preparer by STEWART TITLE through and by SHELBY COUNTY ABSTACT AND TITLE COMPANY, INC., and identified as INFORMATIONAL BINDER SS-01-9507.

TO HAVE AND TO HOLD to the said GRANTEE in fee simple, subject to that particular Mortgage Note recorded in The Office Of Probate, Shelby County, Alabama, Instrument No. 2001-4054;

And I do for myself and for my heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that I lawfully seized in fee simple of said property: that such is free from all encumbrances unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

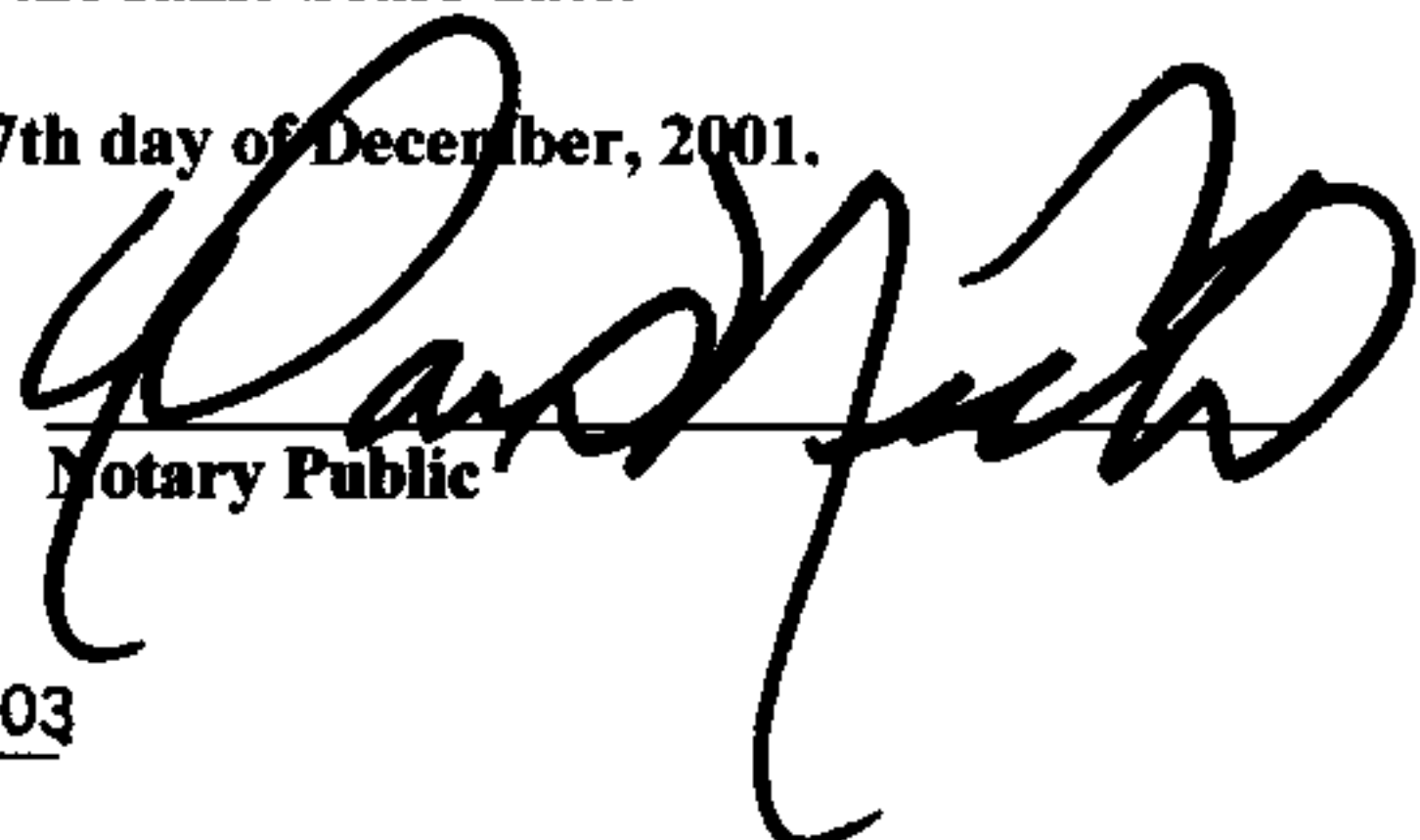
IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS THIS THE
17th day of December, 2001.


Theresa D. Thompson, (Grantor)

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that Theresa D. Thompson, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this, the 17th day of December, 2001.


Notary Public

My commission expires My Commission Expires 8-8-2003



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