

This Form Provided By

SEND TAX NOTICE TO:

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 732 - Columbiana, Alabama 35051
(205) 649-6304 (205) 649-4291 Fax (205) 649-3130

(Name) Bobby R. Ellison

(Address) PO Box 433 Pelham, AL 35124

This instrument was prepared by

(Name) Bobby R. Ellison

(Address) PO Box 433 Pelham, AL 35124

Form 1-1-97 Rev. 1-01

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of

\$1.00

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,Bobby R. Ellison *MARRIED MAN*

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Bobby R. Ellison

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

See Attached Survey Document Prepared by Conn & Allen Eng

THIS IS NOT THE HOMESTED OF THE GRANTOR

Inst 2002-03236

01/17/2002-03236

04:17 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
002 MEL 15.00

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands and seal(s), this 17th
day of January 18, 2002*Owner**Bobby R. Ellison*
(Seal)
(Seal)
(Seal)

X

(Seal)

(Seal)

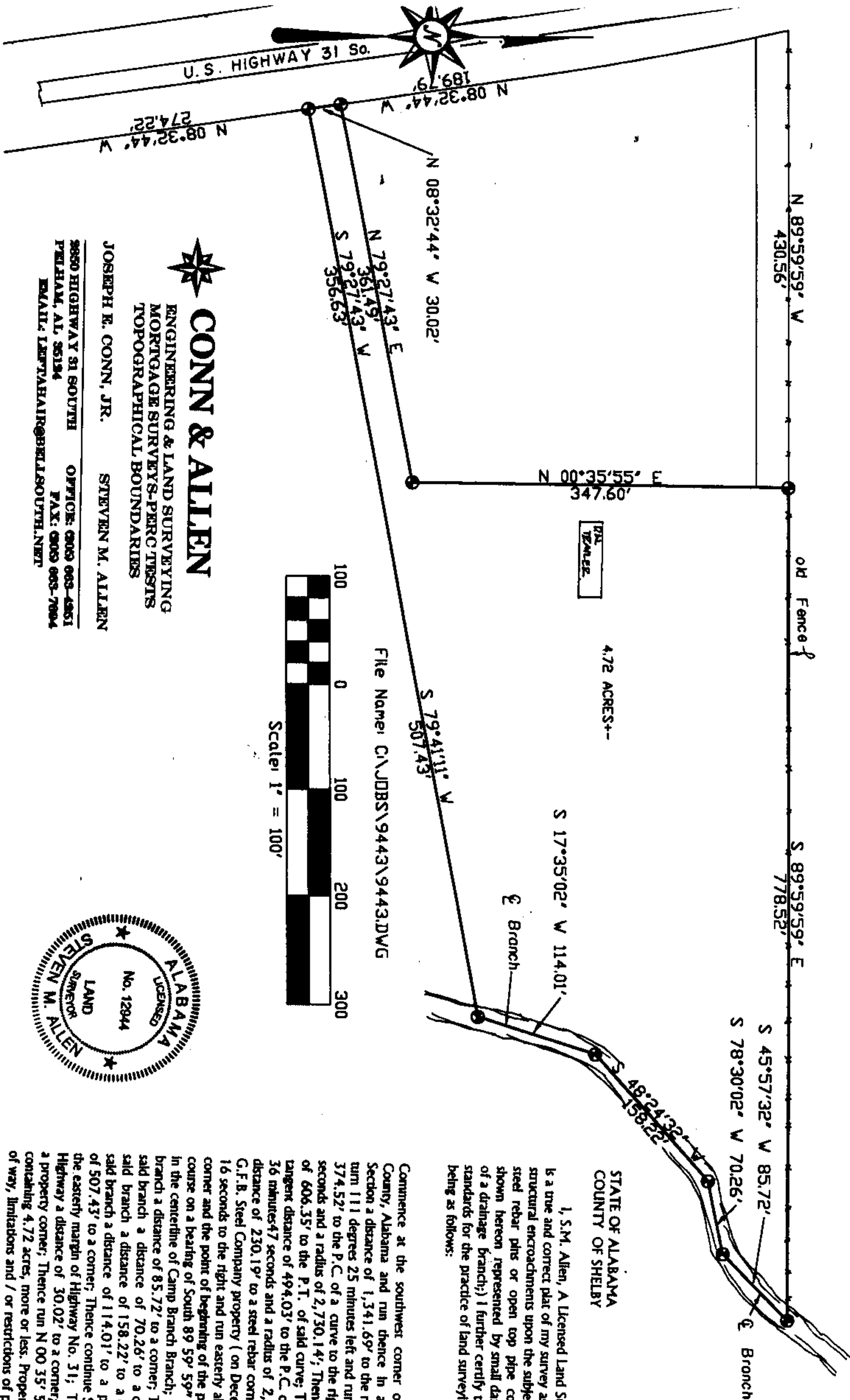
(Seal)

STATE OF ALABAMA

Shelby COUNTY

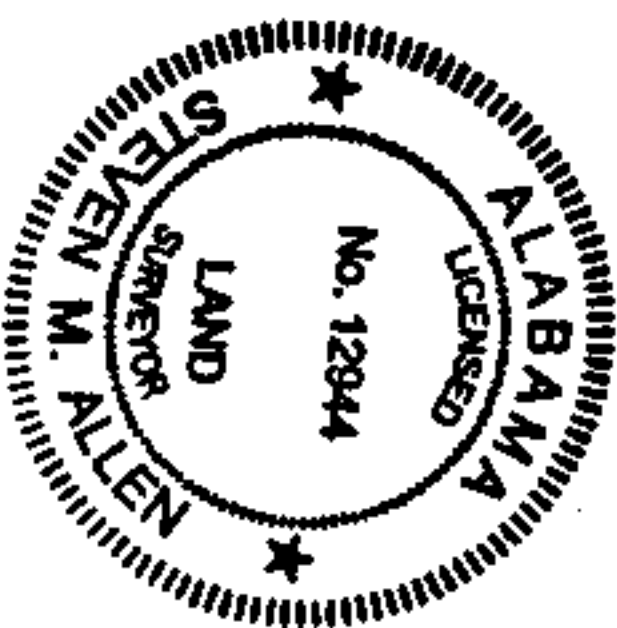
General Acknowledgment

I, *Cindy M. Grier*, a Notary Public in and for said County, in said State,
hereby certify that *Bobby R. Ellison*
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 *has* executed the same voluntarily
on the day the same bears date.Given under my hand and official seal this 17 day of *January*, A. D., 2002*Cindy M. Grier**Conn.
Expires
10/22/02*



CONN & ALLEN
ENGINEERING & LAND SURVEYING
MORTGAGE SURVEYS-PERC TESTS
TOPOGRAPHICAL BOUNDARIES

JOSEPH E. CONN, JR. STEVEN M. ALLEN
3850 HIGHWAY 31 SOUTH OFFICE: 903 963-4951
PELHAM, AL 35124 FAX: 903 963-7904
EMAIL: LMRTHAIR@BELL.SOUTH.NET



STATE OF ALABAMA
COUNTY OF SHELBY

I, S.M. Allen, A Licensed Land Surveyor in the State of Alabama hereby certify that this is a true and correct plat of my survey as shown and described hereon; That there are no visible structural encroachments upon the subject property except as shown and noted hereon and that steel rebar pits or open top pipe corners were found or installed at each property corner as shown hereon represented by small dark circles(except those corners that were in the centerline of a drainage branch); I further certify that this survey and this plat meet the minimum technical standards for the practice of land surveying in the State of Alabama, the correct legal description being as follows:

Commence at the southwest corner of Section 28, Township 21 south, Range 2 west, Shelby County, Alabama and run thence in an easterly direction along the south section line of said Section a distance of 1,341.69' to the northeasterly right of way line of Highway 31; Thence turn 111 degrees 25 minutes left and run northeasterly along said right of way line a distance of 374.52' to the P.C. of a curve to the right having a central angle of 12 degrees 43 minutes 30 seconds and a radius of 2,730.14'; Thence continue around the arc of said curve an arc distance of 606.35' to the P.T. of said curve; Thence run along the tangent from last described curve a tangent distance of 494.03' to the P.C. of a curve to the left having a central angle of 4 degrees 36 minutes 47 seconds and a radius of 2,859.05'; Thence run along the arc of said curve an arc distance of 230.19' to a steel rebar corner on the easterly right of way of U.S. Highway 31 at the G.F.B. Steel Company property (on December 12, 1997) Thence turn 100 degrees 51 minutes 16 seconds to the right and run easterly along an old fence a distance of 430.57' to a steel rebar corner and the point of beginning of the property being described; Thence continue last described course on a bearing of South 89 59' 59" E along an old fence a distance of 778.52' to a corner in the centerline of Camp Branch Branch; Thence run S 45 57' 32" W along centerline of said branch a distance of 85.72' to a corner; Thence run S 78 30' 02" W along said centerline of the said branch a distance of 70.26' to a corner; Thence run S 48 24' 32" W along centerline of said branch a distance of 158.22' to a corner; Thence run S 17 35' 02" W along centerline of said branch a distance of 114.01' to a property corner; Thence run S 79 27' 43" W a distance of 507.43' to a corner; Thence continue S 79 27' 43" W a distance of 356.63' to a corner on Highway 31; Thence run N 08 32' 44" W along said margin of said Highway a distance of 30.02' to a corner; Thence run N 79 27' 43" E a distance of 361.49' to a property corner; Thence run N 00 35' 55" E a distance of 347.60' to the point of beginning, containing 4.72 acres, more or less. Property is subject to any and all agreements, easements, rights of way, limitations and / or restrictions of probated record and / or applicable law.

According to my survey of January 2002

S.M. Allen
Alabama Licensed Land Surveyor No. 12944

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