

Value:  
\$152,700

Tax: 152.70  
Fee: 14.00  
\$166.70

**SEND TAX NOTICE TO:**

Charles E. Seales  
585 Massey Road  
Alabaster, AL 35007

STATE OF ALABAMA )  
 )  
SHELBY COUNTY )

**GENERAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations to the undersigned, **CHARLES E. SEALES and MARTHA E. SEALES** (hereinafter referred to as the "Grantors"), in hand paid by **PLAZA PINES, L.L.C.** (hereinafter referred to as the "Grantee"), the receipt of which is hereby acknowledged, the said Grantors do by these presents grant, bargain, sell and convey unto the said Grantee all of their right, title, and interest in and to that certain real estate situated in Shelby County, Alabama, (the "Property"):

Commence at a point on the East side of US Hwy. 31 as the same was located on September 1, 1945 where the North line of said NW 1/4 of SW 1/4 intersects the East line of said Hwy. as the same existed in October 15, 1962, thence run in a Southwesterly direction along East side of said right of way line for a distance of 315 feet to an iron pin that existed October 15, 1962 the point of beginning; thence continue in a Southwesterly direction along East line of said Hwy. a distance of 114.3 feet to an iron pin the NW corner of John Atchley property; thence turn an angle of 104 degrees 08' to the left, run along a fence a distance of 200 feet; thence turn an angle of 104 degrees 8' to the right, run in a Southerly direction along a fence a distance 470 feet more or less to the North right of way line of Hwy. 68; thence turn Left run along North right of way line of said Hwy. 68 a distance of 140.7 feet; thence turn Left, run in a Northerly direction parallel with West line of said property a distance of 631.84 feet more or less to an iron pin at a cross tie in the ground; thence turn Left, run in a Easterly direction 340.86 feet more or less to the point of beginning.

Property described as being in the NW 1/4 of the SW 1/4 of Section 25 Township 20 Range 3 West Shelby County Alabama.

NOTE: This warranty deed has been prepared without the benefit of a current survey, title examination or title binder and all instructions contained herein have been provided by the Grantors.

TO HAVE AND TO HOLD unto the said GRANTEE, in fee simple forever, and to the successors of such forever, together with every contingent remainder and right of reversion.

01/28/2002-04593  
09:45 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
167.00  
MEL

Inst # 2002-04593

The Grantors do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantee and the successors of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, and administrators of the Grantors shall warrant and defend the said premises of the Grantee and the heirs and assignees of the Grantee forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantors have hereto set their hand and seal on this the 22nd day of October, 2001.

Charles E. Seales

Charles E. Seales

Martha E. Seales

Martha E. Seales

STATE OF ALABAMA )

JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Charles E. Seales and Martha E. Seales**, 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 said instrument, they, as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 22nd day of October, 2001.

Melissa Lee Barber

NOTARY PUBLIC

My Commission Expires: 7-22-04

**This Instrument Prepared By:**

R.F. (Ben) Stewart III  
1800 International Park Drive  
Suite 10  
Birmingham, Alabama 35243  
M:\CLIENTS\Seales\LLC\Deed.6.wpd

Inst # 2002-04593

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01/28/2002-04593  
09:45 AM CERTIFIED  
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