

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
Billy Graham, III

2848 Cahaba Trail
Birmingham, AL 35243

STATE OF ALABAMA)
COUNTY OF SHELBY)

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **One Hundred Twenty-Five Thousand and 00/100 (\$125,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **L. Douglas Joseph, a married man and Martha B. Ferguson, an unmarried woman**, (hereinafter referred to as GRANTORS), in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Billy Graham, III**, (hereinafter referred to as GRANTEE), his heirs and assigns, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

See Exhibit "A" attached hereto and made a part hereof

Subject To:

Ad valorem taxes for 2002 and subsequent years not yet due and payable until October 1, 2002. Existing covenants and restrictions, easements, building lines and limitations of record.

The above described property does not constitute the homestead of L. Douglas Joseph nor his spouse.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, his heirs and assigns forever.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the **20th** day of **February**, 2002.


L. Douglas Joseph


Martha B. Ferguson

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that L. Douglas Joseph, a married man Martha B. Ferguson, whose names are signed to the foregoing conveyance 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.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 20th day of February, 2002.


NOTARY PUBLIC

My Commission Expires: 6/5/03

Inst # 2002-08610

02/21/2002-08610
08:36 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 REL 139.00

CLAYTON T. SWEENEY, ATTORNEY AT LAW

Inst # 2002-08610

EXHIBIT "A"

From a 1/2" rebar in a rock pile accepted as the Southeast corner of the NE 1/4 of the SW 1/4 of Section 18, Township 20 South, Range 1 East, being the point of beginning of herein described parcel of land; sighting West 1322.62 feet on a 1/2 inch rebar accepted as the Southwest corner of said NE 1/4 of the SW 1/4, turn thence 00 degrees 09 minutes 47 seconds right and run 646.16 feet along an accepted property line to an angle iron; thence turn 00 degrees 22 minutes 47 seconds left and run 463.52 feet along an accepted property line to a 1/2 inch rebar; thence turn 00 degrees 11 minutes 40 seconds right and run 212.95 feet along an accepted property line to a 1/2 inch rebar accepted as the Southwest corner of said NE 1/4 of the SW 1/4; thence turn 90 degrees 12 minutes 52 seconds right and run 30.00 feet along an accepted segment of the West boundary of said NE 1/4 of the SW 1/4; thence turn 89 degrees 48 minutes 28 seconds right and run 150.00 feet to a 1/2 inch rebar; thence turn 89 degrees 48 minutes 28 seconds left and run 635.08 feet to a 1/2 inch rebar on an accepted property line; thence turn 90 degrees 01 minutes 20 seconds right and run 1201.07 feet along said accepted property line to a pine knot in a rock pile; thence turn 91 degrees 40 minutes 03 seconds right and run 523.49 feet along an accepted segment of the East boundary of said NE 1/4 of the SW 1/4 to a 1/2 inch rebar; thence turn 01 degrees 04 minutes 39 seconds left and run 137.82 feet along an accepted segment of the East boundary of said NE 1/4 of the SW 1/4 to the point of beginning of herein described parcel of land; being situated in the South 1/2 of the NE 1/4 of the SW 1/4 of Section 18, Township 20 South, Range 1 East, Shelby County, Alabama.

Also an easement more particularly described as follows:

From a 1/2 inch rebar in a rock pile accepted as the Southeast corner of the NE 1/4 of the SW 1/4 of Section 18, Township 20 South, Range 1 East, sighting West 1322.63 feet on a 1/2 inch rebar accepted as the Southwest corner of said NE 1/4 of SW 1/4, turn thence 00 degrees 09 minutes 47 seconds right and run 646.16 feet along an accepted property line to an angle iron; thence turn 00 degrees 22 minutes 47 seconds left and run 463.52 feet along an accepted property line to a 1/2 inch rebar; thence turn 00 degrees 11 minutes 40 seconds right and run 212.95 feet along an accepted property line to a 1/2 inch rebar accepted as the Southeast corner of said NW 1/4 of the SW 1/4, being the point of beginning of herein described parcel of land; thence turn 04 degrees 15 minutes 57 seconds right and run 275.41 feet along an accepted segment of the South boundary of said NW 1/4 of SW 1/4 of said Section 18 to a 1/2 inch rebar; thence turn 04 degrees 15 minutes 46 seconds left and run 780.45 feet along an accepted segment of the South boundary of said NW 1/4 of the SW 1/4 to a 1/2 inch rebar on the Easterly boundary of Shelby County Highway No. 49 (80' R.O.W.), said point being 308.57 feet East of a concrete monument accepted as the Southwest corner of said NW 1/4 of the SW 1/4; thence turn 63 degrees 30 minutes 21 seconds right and run 33.52 feet along said Highway boundary to a 1/2 inch rebar; thence turn 116 degrees 29 minutes 39 seconds right and run 796.52 feet to a 1/2 inch rebar; thence turn 04 degrees 16 minutes 41 seconds right and run 274.40 feet to a 1/2 inch rebar on an accepted segment of the East boundary of said NW 1/4 of the SW 1/4; thence turn 85 degrees 56 minutes 00 seconds right and run 30.00 feet to the point of beginning of herein described parcel of land; being situated in the NW 1/4 of the SW 1/4 of Section 18, Township 20 South, Range 1 East, Shelby County, Alabama.

Inst # 2002-08610

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