

This instrument was prepared by:
Address

William H. McGowen, III
4215 Cliff Road
Birmingham, AL 35222

SEND TAX NOTICE TO:
Address:

Margie Lynn Driver Yawn
1114 Paradise Cove Lane
Wilsonville, AL 35186

WARRANTY DEED

STATE OF ALABAMA)

) **KNOW ALL MEN BY THESE PRESENTS:**

COUNTY OF SHELBY)

That in consideration of Ten and No/100 (\$10.00) DOLLARS and in compliance with the terms of the Last Will and Testament of Robert Hollis Yawn filed and ordered admitted to Probate by Patricia Yeager Fuhrmeister, Judge of Probate on the 5th day of April, 2001 in Case No. 41-112 in the Probate Court of Shelby County to the undersigned grantor, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, I, Margie Lynn Driver Yawn, Executrix of the Estate of Robert Hollis Yawn, the said GRANTOR, do by these presents, grant, bargain, sell and convey an undivided one-sixth interest, unto Margie Lynn Driver Yawn, as Trustee for Jessica Lynn Yawn; an undivided one-sixth interest, unto Margie Lynn Driver Yawn, as Trustee for Hollie Elizabeth Yawn; an undivided one-sixth interest, unto Margie Lynn Driver Yawn, as Trustee for Thomas Ray Yawn, hereinafter referred to as GRANTEES, the following described real estate, situated in Shelby County, Alabama to wit:

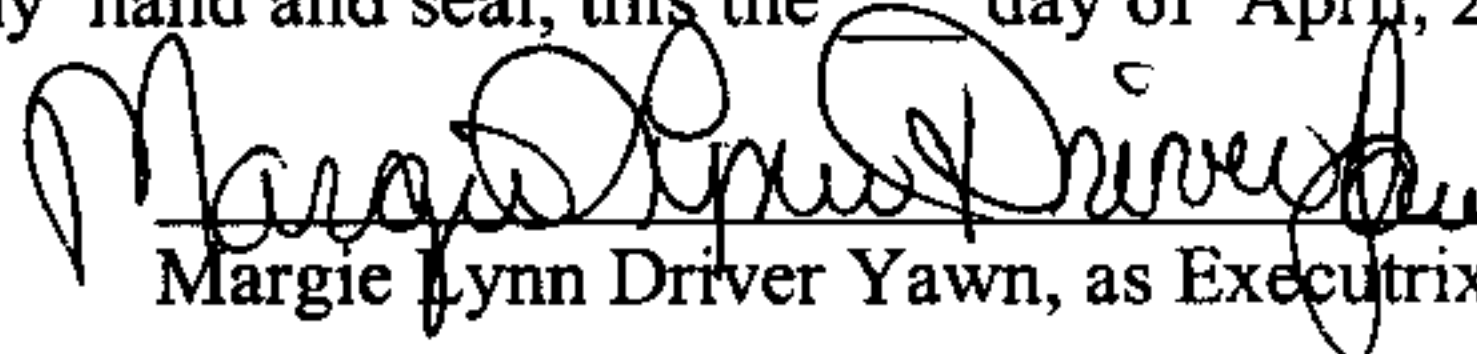
South half of Section 17;
SW ¼ of NW ¼, Section 17;
NW ¼ of SW ¼, Section 16; all in Township 21, Range 1 East,
Shelby County, Alabama

excepting the following described property conveyed by Warranty Deed to Robert H. Yawn by Lula Yawn on the 20th day of February, 1987 and recorded February 25th, 1987 in Real Book 116, Page 685.

SE ¼ of SE ¼, Section 17, Township 21, Range 1 East, consisting of 40 acres M/L.

TO HAVE AND TO HOLD, to the said GRANTEES their heirs and assigns forever; and I do for myself, my successors and assigns, covenant with said GRANTEES that I am lawfully seized in fee simple of said premises, and that they are free from all encumbrances, that I have a good right to sell and convey the same as aforesaid and I, and my successors and assigns shall warrant and defend the same to the said GRANTEES, their successors and assigns forever, and the heirs and assigns of the beneficiaries of the Trusts forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have here unto set my hand and seal, this the day of April, 2002.

 (SEAL)
Margie Lynn Driver Yawn, as Executrix


STATE OF ALABAMA)

COUNTY OF SHELBY)

I, Brandon Connell a Notary Public in and for the said County and said State, hereby certify that Margie Lynn Driver Yawn, whose name is signed to the foregoing conveyance, as Executrix and who is known to me, acknowledged before me on this day, that, being informed of the contents of this conveyance, she executed the same voluntarily and with full authority on the day the same bears date.

Given under my hand and official seal this 23rd day of April, 2002.

SEAL


Notary Public **04/24/2002-18994**
09:45 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NSB 11.50

Inst # 2002-18994