



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

Send Tax Notice To:
Robert C. Hayes

STATE OF ALABAMA)
 :
COUNTY OF SHELBY) **GENERAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **One Hundred Thousand and 00/100 (\$100,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **L. Douglas Joseph, a married man** (hereinafter referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **Robert C. Hayes**, (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:

From a 1/2" rebar accepted as the Southeast corner of the NE 1/4 of SE 1/4 of Section 27, Township 19 South, Range 1 West, being the point of beginning of herein described parcel of land, run thence North along the accepted East boundary of said NE 1/4 of SE 1/4, a distance of 266.53 feet to a 1/2" rebar; thence turn 91 deg. 12 min. 18 sec. left and run 448.76 feet to a 1/2" rebar on the Easterly bank of North Fork Yellowleaf Creek; thence turn 132 deg. 48 min. 37 sec. left and run 216.83 feet along said Creek bank; thence turn 04 deg. 30 min. 23 sec. right and run 56.57 feet along said Creek bank; thence turn 28 deg. 36 min. 40 sec. right and run 59.33 feet along said Creek bank to a 1/2" rebar on the accepted South boundary of aforementioned NE 1/4 of SE 1/4; thence turn 79 deg. 16 min. 20 sec. left and run 250.80 feet along the accepted South boundary of said NE 1/4 of SE 1/4 to the point of beginning of herein described parcel of land, being situated in the NE 1/4 of SE 1/4 of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama.

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.

ALL the proceeds have been paid by a mortgage loan closed simultaneously herewith.

The property conveyed herein does not constitute the homestead of the Grantor or 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.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

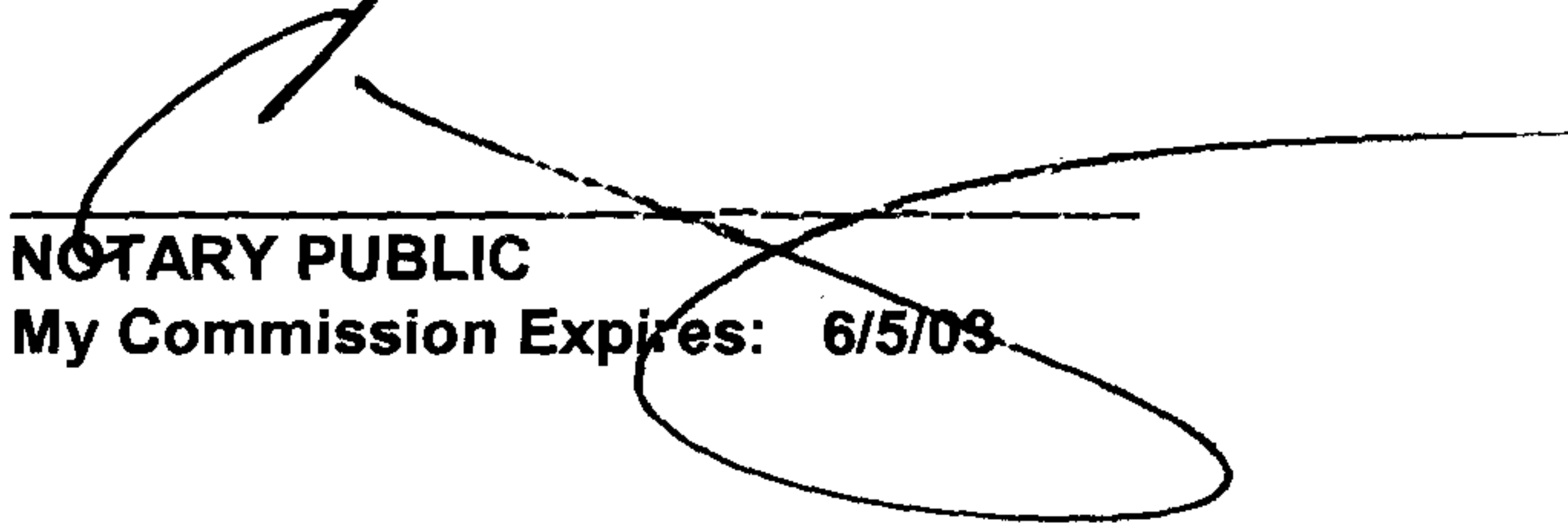
IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the **22nd** day of **May**, 2002.


L. Douglas Joseph

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, 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 Instrument he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the **22nd** day of **May**, 2002.


NOTARY PUBLIC
My Commission Expires: **6/5/03**

CLAYTON T. SWEENEY, ATTORNEY AT LAW