



THIS INSTRUMENT PREPARED BY:
Mike T. Atchison, Attorney at Law
P O Box 822
Columbiana, AL 35051

SEND TAX NOTICE TO:
Billy Thomas
322 Hwy 25 East
Columbiana, Ala 35051

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA)
) **KNOW ALL MEN BY THESE PRESENTS,**
COUNTY OF SHELBY)

That in consideration of ONE HUNDRED THOUSAND and no/100 DOLLARS-----
-----(\$100,000.00), to the undersigned grantor, **C & C REALTY, LLC**, a limited liability corporation, in hand paid by **BILLY THOMAS D/B/A BILLY THOMAS BUILDING & REMODELING**, the receipt of which is hereby acknowledged, the said **C & C REALTY, LLC**, does by these presents, grant, bargain, sell and convey unto the said **BILLY THOMAS D/B/A BILLY THOMAS BUILDING & REMODELING**, the following real estate, situated in Shelby County, Alabama, described as follows:

SEE ATTACHED EXHIBIT "A"

Subject to taxes for 2001 and subsequent years, easements, restrictions, rights of way and permits of record.

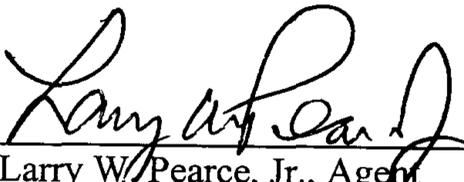
\$71,220.15 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD, To the said **BILLY THOMAS D/B/A BILLY THOMAS BUILDING & REMODELING**, heirs and assigns forever.

And said **C & C REALTY, LLC**, does for itself, its successors and assigns, covenant with said **BILLY THOMAS D/B/A BILLY THOMAS BUILDING & REMODELING** heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said **BILLY THOMAS D/B/A BILLY THOMAS BUILDING & REMODELING**, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said **C & C REALTY, LLC**, by its Agent, Larry W. Pearce, Jr., who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of October, 2002.

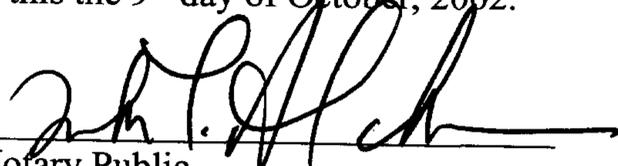
C & C REALTY, LLC

BY: 
Larry W. Pearce, Jr., Agent

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Larry W. Pearce, Jr., as Agent for C & C Realty, LLC, a limited liability corporation, 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, he, as such Agent and with full authority, executed the same voluntarily for and as the act of said limited liability corporation.

Given under my hand and official seal, this the 9th day of October, 2002.


Notary Public

My Commission Expires: 10/16/04

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL I:

A parcel of land situated in Block 173 of J. H. Dunstan's Survey of the Town of Calera, Shelby County, Alabama and being more particularly described as follows: Begin at the point of intersection of the easterly right of way of Louisville and Nashville Railroad and the Northwesterly right of way of the Southern Railroad in the Town of Calera, Alabama, and run northerly along said right of way of Louisville and Nashville Railroad for a distance of 225.56 feet to an iron rebar; thence turn a deflection angle right of 85 degrees 53 minutes 17 seconds right for a distance of 223.67 feet to the West right of way line of 9th street and an iron rebar; thence turn a deflection angle of 75 degrees 05 minutes 24 seconds right along said right of way of 9th street a distance of 127.31 feet to the right of way of Southern Railroad and an iron rebar; thence turn a deflection angle of 84 degrees 24 minutes 15 seconds right along said right of way a distance of 291.05 feet to the Point of Beginning.

According to the survey of Joseph E. Conn, Jr., #9049, dated July 31, 1996.