

WARRANTY DEED

CONWILL & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

KNOW ALL MEN BY THESE PRESENTS:

The North 92 feet of uniform width of the following described property.

Commence at the NW corner of the NE 1/4 of the SE 1/4, Section 3, Township 20 South, Range 2 East; thence run South along the West line of said 1/4 - 1/4 Section a distance of 535 feet to the SW corner of the Christine Givens lot in Deed Book 278, Page 704, and the point of beginning; thence turn an angle to the left of 91 deg. 52 min. run East a distance of 897.20 feet to the West right-of-way line of Chancellor's Ferry Road; thence run South 28 deg. 17 min. East and run along the said West line of Chancellor's Ferry Road a distance of 454.14 feet, said point being the center line of a drainage ditch; thence run South 69 deg. 13 min. West a distance of 1,218.61 feet to the SW corner of the said NE 1/4 of SE 1/4; thence run North 1 deg. 57 min. a distance of 803.65 feet to the point of beginning. Said property containing 14.65 acres.

Said property being a surveyed description of the same property conveyed to Clara Kelley by deed dated September 21, 1988, and recorded in Real Book 205, Page 531, in the Probate Office of Shelby County, Alabama.

LESS AND EXCEPT the following described parcel:
Commence at the NW corner of the NE 1/4 of the SE 1/4,
Section 3, Township 20 South, Range 2 East; thence South
along the West line of said 1/4 - 1/4 Section a distance of
535.00 feet for the point of beginning; thence South 1 deg.
57 min. 00 sec. West a distance of 36.08 feet; thence North
88 deg. 07 min. 56 sec. East a distance of 917.41 feet to
the West right-of-way line of Shelby County Road No. 79;

thence North 28 deg. 17 min. 00 sec. West along said road
right-of-way for a distance of 40.20 feet; thence South 88
deg. 07 min. 56 sec. West a distance of 897.12 feet to the
point of beginning; said described tract containing 0.75 acre,
more or less.

According to survey dated July 1, 2000, of Larry W. Carver,
Ala. Reg. No. 15454.

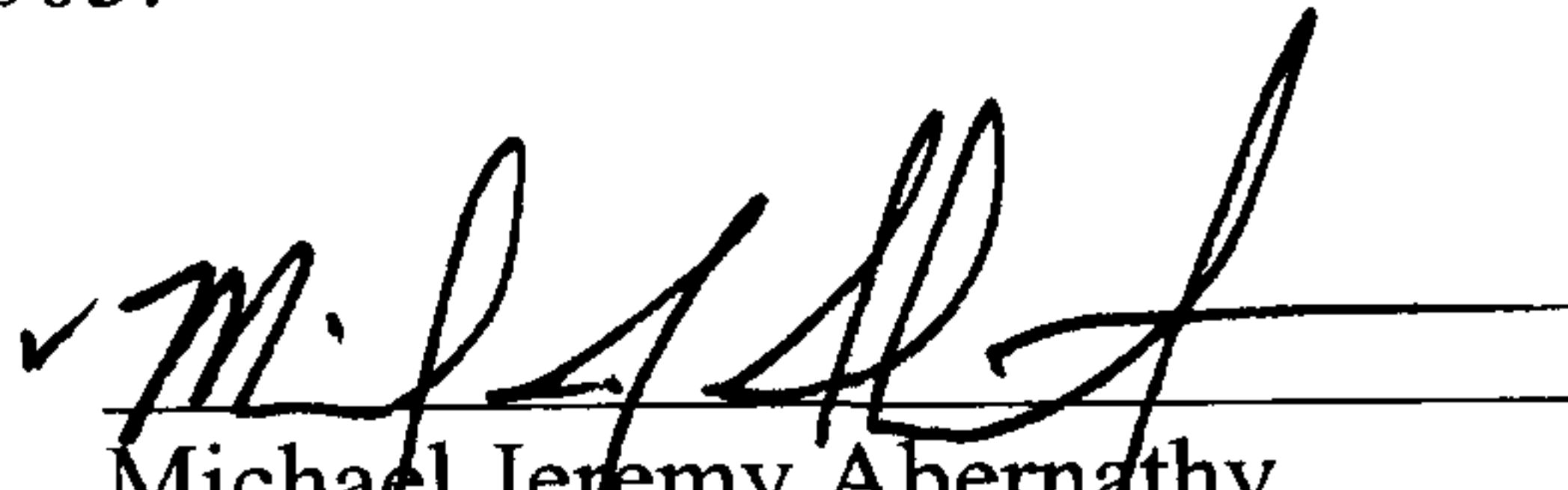
Said property being the same property as that described
in Instr. # 2001-52152 in Probate Office of Shelby County, AL.
The above described property does not constitute any part of
Grantor's homestead.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said
grantee, his, her or their heirs and assigns, that I am lawfully seized in fee simple of said
premises; that they are free from all encumbrances, unless otherwise stated above; that I
have a good right to sell and convey the same as aforesaid; that I will, and my heirs,
executors and administrators shall warrant and defend the same to the said grantee, his,
her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this

14th day of Feb., 2003.

 (Seal)
Michael Jeremy Abernathy

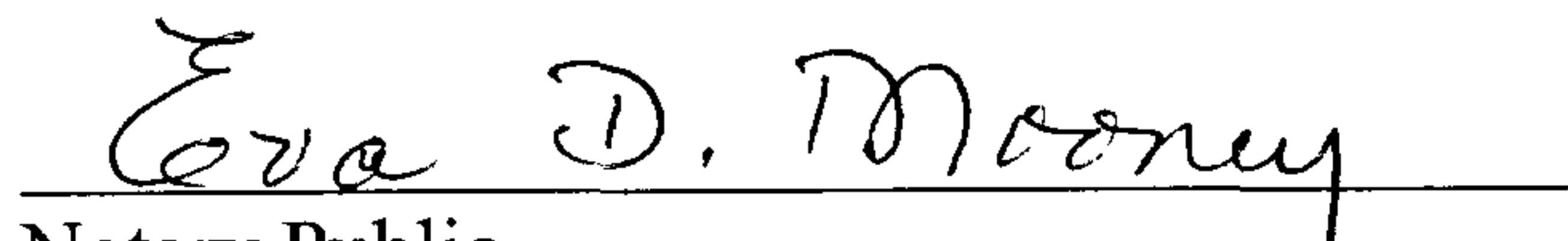
STATE OF ALABAMA

General Acknowledgment

SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said
State, hereby certify that Michael Jeremy Abernathy, a single 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 conveyance, he executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of Feb.,
2003.


Notary Public