

**This document prepared by:**  
**Elizabeth A. Roland, Attorney**  
**267 Village Parkway**  
**Helena, AL 35080**

**(Description furnished by Title Co. No  
survey examined and no title examination  
made by this attorney)**

**STATUTORY WARRANTY DEED**

**STATE OF ALABAMA     )**

**SHELBY COUNTY         )**

**KNOW ALL MEN BY THERE PRESENTS,** that, For and in consideration of the sum of Six Thousand (\$6000.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, John Evans Bryan, as Executor of the Estate of Marguerite Evans Bryan Bartlett, deceased, hereinafter referred to as GRANTOR, does hereby grant, bargain, sell, convey, and warrant specially, unto Donald Gene Young and Nancy J. Young, as joint tenants with right of survivorship, hereinafter referred to as GRANTEES, the following described property situated in Shelby County, Alabama, to-wit:

A parcel of land in the NE 1/4 of the NE 1/4 of Section 18, Township 21 South, Range 2 East, more particularly described as follows:


Commence at the NE corner of Section 18, Township 21 South, Range 2 East, Shelby County, Alabama: thence South 89 deg. 49 min. 36 sec. West a distance of 733.34 feet to the point of beginning; thence North 89 deg. 59 min. 46 sec. West a distance of 314.29 feet; thence South 1 deg. 30 min. 48 sec. West a distance of 307.43 feet to the Northwesterly right of way of Hebb Road and a point on a curve to the left having a central angle of 06 deg. 39 min. 37 sec. and a radius of 3833.80 feet said curve subtended by a chord bearing North 46 deg. 22 min. 28 sec. East and a chord distance of 445.40 feet; thence along the arc of said curve and along said right of way a distance of 445.66 feet to the point of beginning; being situated in Shelby County, Alabama. Said parcel of land contains 1 acre, more or less.

Subject to any right-of-ways and/or easements that may be found in the public records.

Marguerite E. Bryan is the surviving grantee of the deed recorded as Deed 344, Page 940 in the Probate Office of Shelby County, Alabama. Marguerite E. Bryan is one and the same person as Marguerite Evans Bryan Bartlett.

**TO HAVE AND TO HOLD** the aforegranted premises, together with all improvements and appurtenances thereunto belonging, unto the said Grantees their heirs and assigns, forever. Grantor does hereby covenant with the said Grantees, their successors and assigns, that at the time of the delivery of this deed the premises were free from all encumbrances made by Grantor and that Grantor will warrant and defend the same against the lawful claims and demands of all persons, claiming by, through, or under it, but against none other.

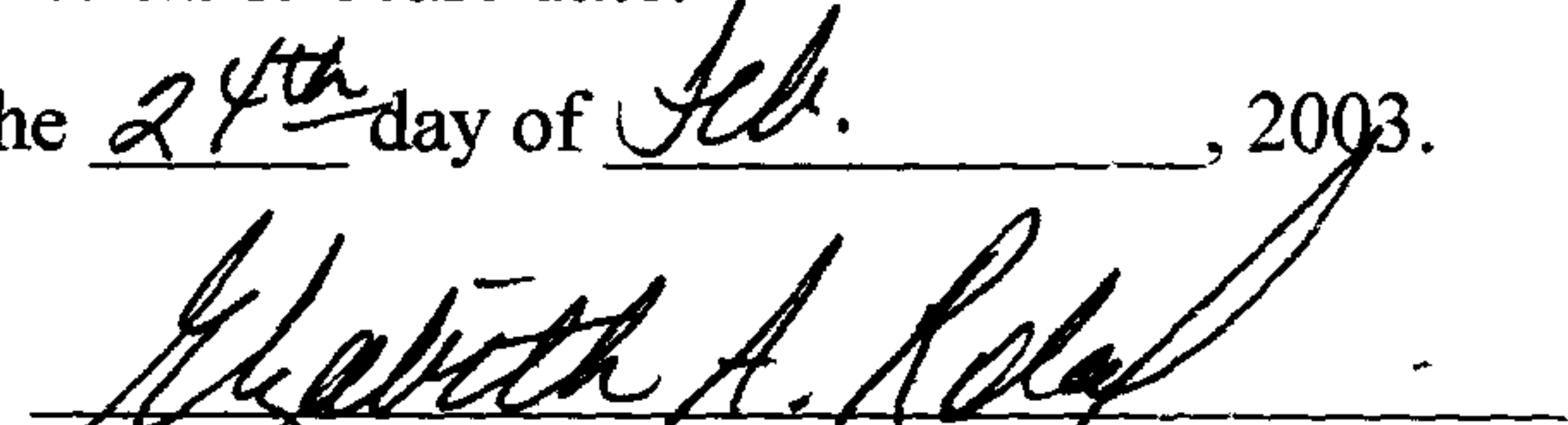
**IN WITNESS WHEREOF**, I have hereunto set my hand and seal on this the 24 day of February, 2003.

  
\_\_\_\_\_  
**John Evans Bryan, as Executor of the Estate of Marguerite Eyans Bryan Bartlett, deceased**

**STATE OF ALABAMA    )**  
**SHELBY COUNTY        )**

I the undersigned, a Notary Public in and for the State of Alabama at Large, do hereby certify that John Evans Bryan, as Executor of the Estate of Marguerite Evans Bryan Bartlett, deceased, 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, as Executor and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 24<sup>th</sup> day of Feb., 2003.

  
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Notary Public