



20030708000430250 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
07/08/2003 13:35:00 FILED/CERTIFIED

Rec
Notary
Purchase
money

STATE OF ALABAMA *
* WARRANTY DEED
*
COUNTY OF TALLADEGA *

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Two Hundred Seventy Five Thousand Dollars and NO/100 (\$275,000.00) Dollars and other good and valuable consideration to the undersigned, The Bank, a corporation, herein referred to as Grantor, in hand paid by Fredrick B. Berrey, Jr., a married man, herein referred to as Grantee, the receipt of which is acknowledged, the said Grantors do hereby grant, bargain, sell and convey unto the Grantee, the following described real estate, situated in ~~Talladega~~ *Shelby County* *AL* County, Alabama, to-wit:

From the true (sized section) N.W. corner of the SW1/4-NE1/4 of Section 2, T20S-R2E, run thence true S 00 degrees 55 minutes 10 seconds W along the true West boundary of said SW 1/4-NE1/4 a distance of 287.12 feet to a point on the Southerly boundary of U.S. Hwy #280 (250' R.O.W.) being the point of beginning of herein described parcel of land; thence turn 00 degrees 38 minutes 31 seconds left and run S 00 degrees 16 minutes 39 seconds West along an accepted property line a distance of 642.51 feet; thence turn 00 degrees 01 minutes 35 seconds right and continue S 00 degrees 18 minutes 14 seconds W along said accepted property line a distance of 396.07 feet; thence turn 00 degrees 06 minutes 47 seconds left and continue S 00 degrees 11 minutes 27 seconds W along said accepted property line a distance of 466.75 feet; thence turn 90 degrees 11 minutes 27 seconds left and run 300.0 feet; thence turn 90 degrees 00 minutes right and run 205.50 feet; thence turn 90 degrees 00 minutes left and run 989.58 feet to a point on an accepted property line; thence turn 89 degrees 49 minutes 25 seconds left and run N 00 degrees 10 minutes 35 seconds E along said accepted property line a distance of 653.15 feet; thence turn 01 degrees 27 minutes 51 seconds right and run N 01 degrees 38 minutes 26 seconds E along said accepted property line a distance of 77.98 feet to a point on the Southerly boundary of aforementioned U.S. Hwy #280; thence turn 54 degrees 18 minutes 20 seconds left and run 1618.73 feet along said Hwy boundary to the point of beginning of herein described parcel of land.

TO HAVE AND TO HOLD unto the said Grantee, his heirs and assigns forever; It being the intention of the parties to this conveyance that the interest in fee simple shall pass to the heirs and assigns of the Grantee herein. And the Grantor do for themselves and for their heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that they are lawfully seized in fee simple of said premises; that they have a good right to sell and convey the same as aforesaid; that they will and their heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever against the lawful claims of all persons except as herein stated. Wherever used herein the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

IN WITNESS WHEREOF, the undersigned Grantors have hereunto set their hands and seals this the 12 day of June, 2003.

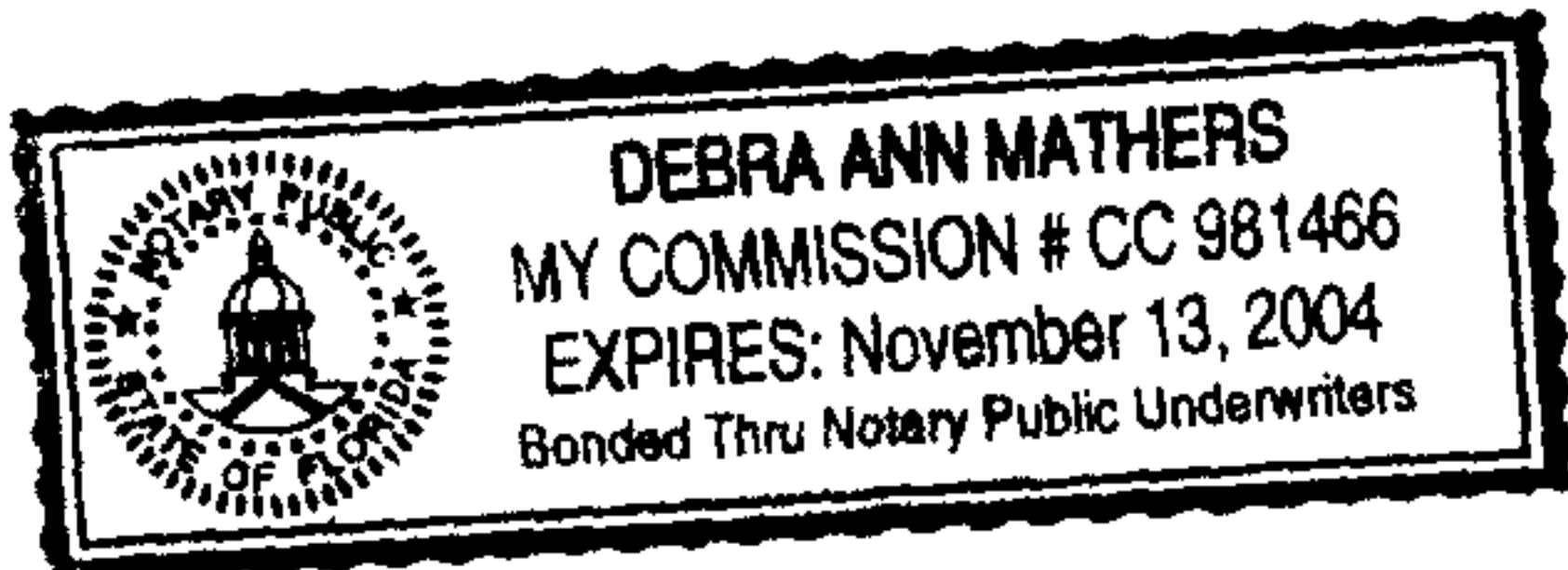
The Bank, Inc

[Signature]
Its: *Senior Vice President*

Florida
STATE OF ALABAMA,
Calhoun TALLADEGA COUNTY.

I, the undersigned authority, in and for said County, in said State, hereby certify that Craig B. Nelson For The Bank, Inc, Its: Sr. Vice President whose names is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that being informed of the contents of this instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 12th day of June, 2003.



Debra Ann Mathers

NOTARY PUBLIC
My Commission Expires: 11-13-04

This document prepared by:
Mitchell & Graham, PC
P. O. Drawer 305
Childersburg, Alabama 35044

Please Send Tax Notice To:
Fredrick B. Berrey, Jr.
Route 1 Box 160-A
Rockford, Alabama 35136

Return.
SOUTHTRUST BANK
P. O. Box 759
Alexander City, AL 35011-0759