


This instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:
Troy Lee Beavers
644 Norwood Street
Spartenburg, SC 29302

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)


20030912000612460 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
09/12/2003 08:12:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TWO HUNDRED THOUSAND DOLLARS and NO/00 (\$200,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Bill F. Knowles, Sr., a married man** bargain, sell and convey unto, **Troy Lee Beavers** the following described real estate, situated in: Shelby County, Alabama, to-wit:

The East Half of the SE 1/4 of the SW 1/4, Section 22, Township 21 South, Range 1 East, and all that part of the East Half of the NE 1/4 of the NW 1/4 of Section 27, Township 21 South, Range 1 East, lying North of Lay Lake, Shelby County, Alabama.

Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

Subject to taxes for 2003 and subsequent years, easements, restrictions, rights of way and permits of record.

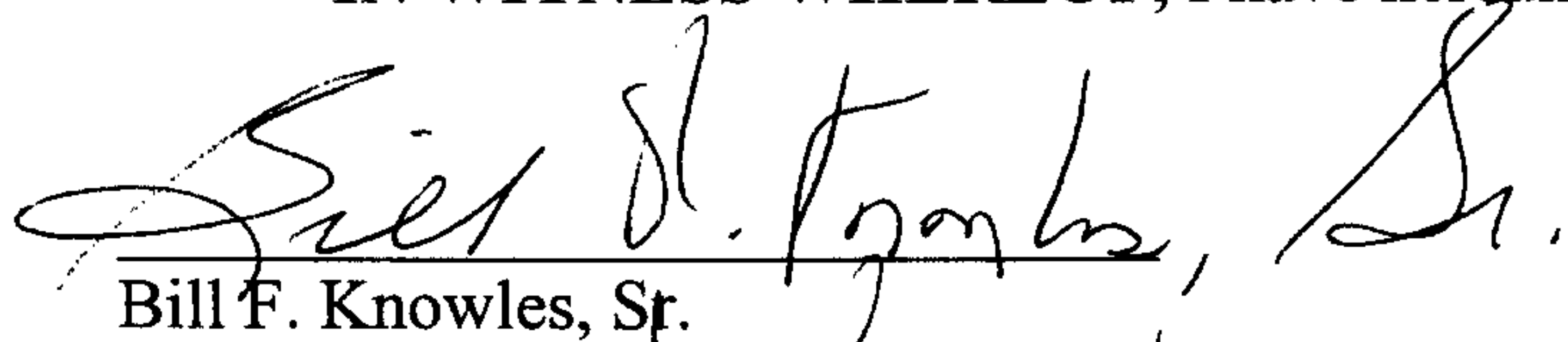
This property constitutes no part of the household of the grantor, or of her spouse.

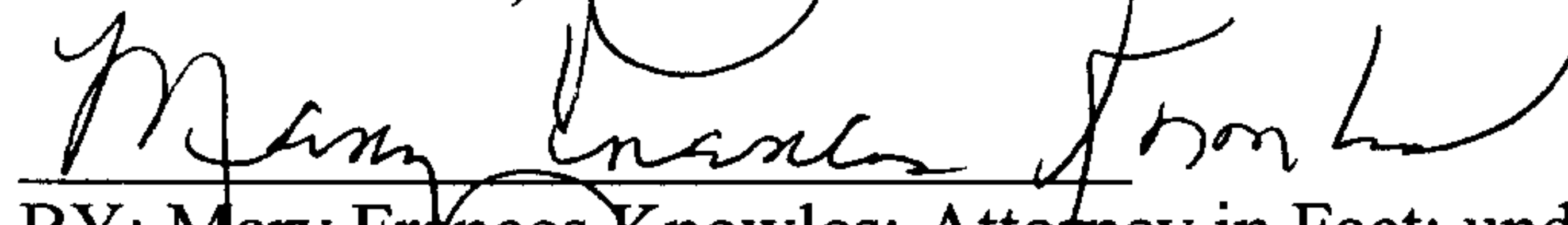
\$200,000.00 of the above-recited consideration was paid from a mortgage recorded simultaneously herewith.

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

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 26th day of August, 2003.


Bill F. Knowles, Sr.

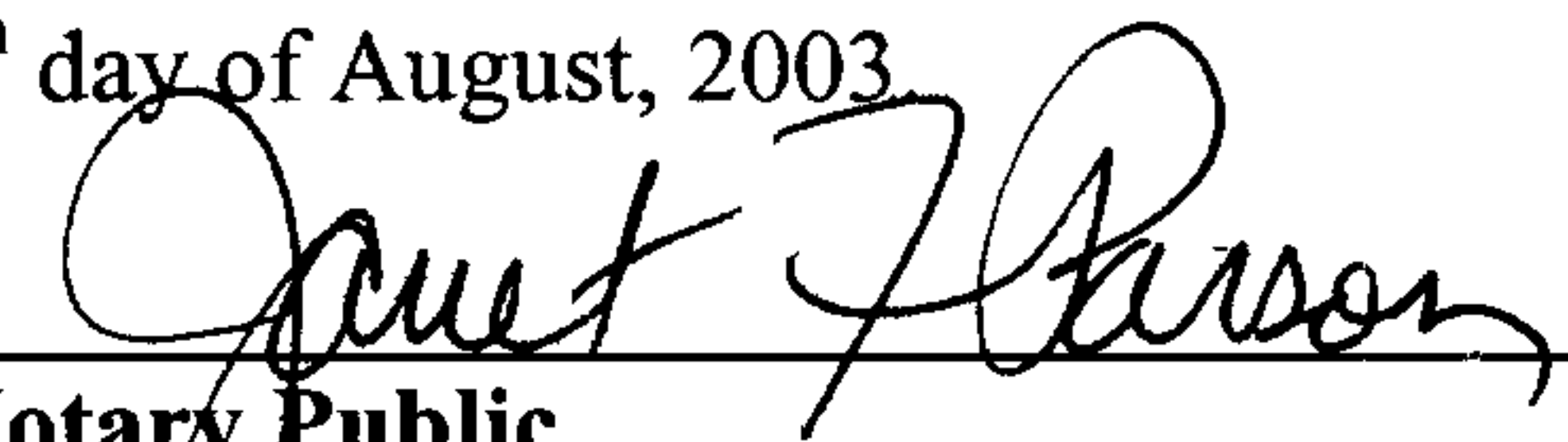

BY: Mary Frances Knowles; Attorney in Fact; under Power
Of Attorney Recorded in Instrument # 20030805000509500
In Probate Office of Shelby County, Alabama.

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mary Frances Knowles, as Attorney in Fact for Bill F. Knowles, Sr. 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of August, 2003.



Notary Public

My Commission Expires: 10-16-04