

This instrument was prepared by:
(Name) Joseph E. Walden
(Address) P.O. Box 1610
Alabaster, AL 35007

Send Tax Notice to:
(Name) David H. Bice
(Address) 236 Green Acres
Calera, AL 35040

WARRANTY DEED

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

That in consideration of Five and No/100s (\$5,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the **GRANTEES** herein, the receipt whereof is acknowledged, David H. Bice and wife, Audrey H. Bice

(herein refereed to as grantors) do grant, bargain, sell and convey unto David H. Bice

(herein referred to as **GRANTEE**, whether one or more) the following described real estate, situated in Shelby County, Alabama to-wit:

Commence at the Northwest corner of the NW 1/4 of the SE 1/4 of Section 4, Township 24 North, range 13 East, Shelby County, Alabama and run thence easterly along the North line of said 1/4 - 1/4 Section a distance of 22.46 feet to a point on the East right of way a line of Shelby County Highway No. 75 and the point of beginning of the property described; thence turn 89 degrees 07 minutes 57 seconds right and run Southerly along said highway right of way a distance of 124.10 feet to a point; thence turn 99 degrees 39 minutes 11 seconds left and run Easterly a distance of 195.97 feet to a point; thence turn 91 degrees 01 minutes 31 seconds left and run Northerly a distance of 88.58 feet to a point; thence turn 85 degrees 27 minutes 15 seconds Left and run Westerly a distance of 90.0 feet to a point; thence turn 86 degrees 39 minutes 04 seconds right and run Northerly a distance of 24.0 feet to a point; thence turn 86 degrees 27 minutes 15 seconds left and run Westerly a distance of 96.50 feet to a point on the same said right of way line of said same Highway No. 75; thence turn 90 degrees 52 minutes 03 seconds left and run Southerly along said right of way a distance of 23.96 feet to the point of beginning. Being situated in Shelby County, Alabama.

This deed prepared without benefit of title abstract, title examination or survey at the grantee and grantor's request.
Subject to easements, restrictions and rights of way of record.
Subject to applicable zoning and sub-division regulations.
Subject to existing mortgage indebtednesses.

TO HAVE AND TO HOLD, To the said **GRANTEE**, his, her or their heirs, or its successors and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said **GRANTEE**, his, hers or their heirs and assigns, or its successors and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have 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 grantee, his, her or their heirs and assigns, or its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 23rd day of September, 2003.

WITNESS

David H. Bice (Seal)
David H. Bice

Audrey H. Bice (Seal)
Audrey H. Bice

STATE OF ALABAMA
SHELBY COUNTY

I, Laurie A Walden, a Notary Public in and for said County, in said State, hereby certify that David H. Bice and Audrey H. Bice whose names are signed to the foregoing conveyance, and who are 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 23rd day of September, 2003.
Laurie A Walden
My Commission Expires JUL 14 2005

My Commission Expires:

Notary Public