



WARRANTY DEED

This instrument was prepared by
Clyde W. Pearce, Jr.
1301 Paradise Cove Lane
Wilsonville, Al. 35186
Telephone 669-2777

Please send tax notice to ;
Waddell Brothers Properties
1955 McCain Parkway
Pelham, Al. 35124

State of Alabama)
County of Shelby)

Know all men by these presents, that in consideration of thirty three thousand dollars, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I, Clyde W. Pearce, Jr., a married man, of 1301 Paradise Cove Lane, Wilsonville, Al. 35186, do grant, bargain, sell, and convey unto Waddell Brothers, LLC 1955 McCain Parkway, Pelham, Al. 35124 (herein referred to as grantee) the following described real estate located in the county of Shelby , State of Alabama, and described as follows;

Commence at the Northwest corner of the Southeast ¼ of the Southwest ¼ of Section 23, Township 21 South , Range 1 East; thence run Easterly along the North line thereof for 65.0 feet; Thence 90 degrees 11 minutes 00 seconds right Southerly 202.02 feet ; thence 90 degrees 00 minutes left run Easterly 161.00 feet ; thence 90 degrees 00 minutes right , run Southerly 20.0 feet ; thence 90 degrees 00 minutes left, run Easterly 399.69 feet ; thence 89 degrees 54 minutes 40 seconds right run Southerly 106.18 feet to the point of beginning ; thence continue Southerly 150 feet ; thence turn an angle to the left of 89 degrees 43 minutes 40 seconds and run in an Easterly direction for 883.70 feet to a point on the westerly right of way of Paradise Cove Lane; thence run in a northerly direction along the West line of Paradise Cove Lane a distance of 151.32 feet ; thence turn an angle to the left and run westerly parallel to the North line of the above described ¼- ¼ section 842 feet to the point of beginning.

The conveyed property forms no part of the homestead of any grantor hereof. Each grantor has other property which does form homestead.

To have and to hold to the said grantee, their heirs and assigns forever.

I, Clyde Willard Pearce, Jr., do for myself and for my heirs, executors, and administrators covenant with the said grantee; theirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted 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, their heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, I have set my hand and seal, this 24 October, 2003.

Witness;