

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

Send Tax Notice to:
Marvin L. Sponaugle
1810 U.S . Alt 19S, Suite N
Tarpon Springs, FL 34689

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)


20031204000787620 Pg 1/2 40.00
Shelby Cnty Judge of Probate, AL
12/04/2003 01:10:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TWENTY-FIVE THOUSAND, SIX HUNDRED TWENTY-FIVE AND NO/100 DOLLARS(\$25,625.00)**, and any other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **SHERRIE SALSER GUARNIERI, a married woman, and RODNEY E. SALSER, a Single man**, (herein referred to as grantor) bargain , sell and convey unto, **Marvin L. Sponaugle and Beverly L. Sponaugle, (herein referred to as grantees)**, as joint tenants with right of survivorship, the following described real estate, situated in: Shelby County, Alabama, to-wit:

All our undivided 1/8th interest in and to the following described property, to-wit:
The SE ¼ of the SE ¼, Section 22, Township 18 South, Range 1 East, Shelby County, Alabama.
Situated in Shelby County, Alabama.
MINERALS AND MINING RIGHTS EXCEPTED.
Subject to taxes for 2004 and subsequent years, easements, restrictions, rights of way and permits of record.

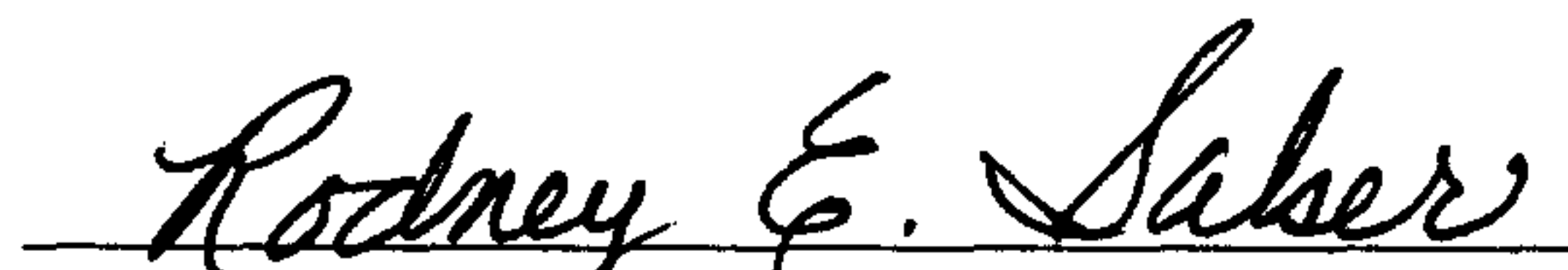
This property constitutes no part of the household of the grantors, or of their respective spouses.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 3rd day of December, 2003.


Sherrie Salser Guarnieri


Rodney E. Salser


by Sherrie Guarnieri, Attorney in Fact under
Power of Attorney recorded as Instrument

20031204000787610,
in the Probate Office of Shelby County, Alabama.


Rodney E. Salser


by: Roderick Salser, Attorney in Fact under
Power of Attorney recorded as Instrument
20031204000787610
in the 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 Sherrie Salser Guarnieri, whose name is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance they/she/he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of October, 2003.

Just I Parson
Notary Public

My commission expires: 10-16-04

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that Sherrie Guarnieri, whose name as Attorney in Fact for Rodney E. Salser, is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance they/she/he executed the same voluntarily on the day the same bears date, in her capacity as such Attorney in Fact.

Given under my hand and official seal this 3rd day of December, 2003.

Just I Parson
Notary Public

My commission expires: 10-16-04

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that Roderick Salser, whose name as Attorney in Fact for Rodney E. Salser, is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance they/she/he executed the same voluntarily on the day the same bears date, in his capacity as such Attorney in Fact.

Given under my hand and official seal this 3rd day of December, 2003.

Just I Parson
Notary Public

My commission expires: 10-16-04