

This Instrument Was Prepared By:  
John R. Holliman, Esq.  
2491 Pelham Parkway  
Pelham, Alabama 35124

\$173,000.00

STATE OF ALABAMA  
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, David W. Hasenbein and Rhoda L. Hasenbein, husband and wife, (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto David R. Smith, unmarried, (hereinafter referred, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

See Exhibit "A"

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

\$138,400.00 was paid from first mortgage recorded herewith.

Grantee's address: 223 Big Rock RD  
MONTEVATIO AL 35115

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEE, his heirs and assigns, that GRANTORS are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS will and their heirs and assigns 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, we have hereunto set our hands and seals on this the 19th day of DECEMBER, 2003.

David W. Hasenbein  
David W. Hasenbein

Rhoda L. Hasenbein  
Rhoda L. Hasenbein

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that David W. Hasenbein and Rhoda L. Hasenbein, husband and wife, 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 the 19th day of DECEMBER, 2003.

[Signature]  
Notary Public

My Commission Expires:  
08/29/04

## Exhibit A

Commence at the Southeast corner of Section 12, Township 22 South, Range 3 West, Shelby County, Alabama; thence run West along the South line of Section 12 for 1331.00 feet; thence turn right 87 degrees 29 minutes 12 seconds and run Northerly 769.52 feet to the center of a paved road, being the POINT OF BEGINNING; thence continue along last course 565.88 feet; thence turn right 92 degrees 29 minutes 22 seconds and run Easterly 331.97 feet; thence turn right 87 degrees 30 minutes 35 seconds and run Southerly 563.96 feet to the center of a paved road; thence turn right 85 degrees 02 minutes 49 seconds and run Westerly along said road 33.39 feet; thence turn right 18 degrees 51 minutes 57 seconds and run Northwesterly along said road 141.88 feet; thence turn left 20 degrees 33 minutes 50 seconds and run Southwesterly along said road 161.77 feet to the point of beginning.

Also the right to use as a means of ingress and egress to and from the land herein conveyed, the present farm road running generally Southwesterly along the S 1/2 of the SE 1/4 of Section 12, Township 22 South, Range 3 West, which said road intersects the Calera-Montevallo dirt road; said centerline being more particularly described as follows: Commence at the Southeast corner of Section 12, Township 22 South, Range 3 West, Shelby County, Alabama; run thence North 86 degree 52 minutes 48 seconds West for 332.41 feet; run thence North 86 degrees 51 minutes 38 seconds West for 332.29 feet; run thence North 0 degrees 30 minutes 40 seconds East for 940.74 feet to the centerline of an existing field road and the POINT OF BEGINNING; run thence South 37 degrees 04 minutes 17 seconds West for 55.59 feet; run thence South 61 degrees 59 minutes 12 seconds West for 35.50 feet; run thence South 61 degrees 15 minutes 59 seconds West for 25.44 feet run thence South 72 degrees 08 minutes 50 seconds West for 118.00 feet; run thence run South 62 degrees 49 minutes 15 seconds West for a distance of 57.66 feet; thence South 75 degrees 42 minutes 24 seconds West for 28.25 feet; run thence South 81 degrees 28 minutes 25 seconds West for 69.42 feet; run thence North 82 degrees 07 minutes 44 seconds West for 89.91 feet; run thence North 75 degrees 27 minutes 20 seconds West for 106.36 feet; run thence 73 degrees 15 minutes 38 seconds West for 75.10 feet; run thence South 87 degrees 56 minutes 15 seconds West for 127.78 feet; run thence South 75 degrees 17 minutes 19 seconds West for 60.96 feet; run thence South 30 degrees 04 minutes 08 seconds West for 99.00 feet; run thence South 75 degrees 35 minutes 14 seconds West for 50.08 feet; run thence North 89 degrees 18 minutes 58 seconds West for 95.68 feet; run thence South 76 degrees 33 minutes 02 seconds West for 73.76 feet; run thence South 57 degrees 50 minutes 38 seconds West for 48.62 feet; run thence South 32 degrees 37 minutes 21 seconds West for 117.30 feet; run thence South 14 degrees 15 minutes 09 seconds West for 68.87 feet run thence South 19 degrees 11 minute 03 seconds west for 139.19 feet; run thence South 60 degrees 26 minutes 15 seconds West for 22.08 feet; run thence South 75 degrees 51 minutes 21 seconds West for 134.41 feet; run thence South 60 degrees 41 minutes 08 seconds west for 70.32 feet to the centerline of County Road #16,; being situated in Shelby County, Alabama.