

144,000 -

This instrument was prepared by:

Please Send Tax Notice to:

Stephen D. Keith
230 Bearden Road
Pelham, Alabama 35124

Steven D Quarfordt & Tiffany S. Quarfordt

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

COUNTY OF SHELBY

20040130000050310 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
01/30/2004 12:46:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **Ten Dollars** and other good and valuable consideration to the undersigned Grantor in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, I/we, **David K Satterwhite, married**, (hereinafter referred to as Grantor whether one or more), do grant, bargain, sell and convey unto **Steve Quarfordt and Tiffany S Quarfordt** (hereinafter referred to as Grantee) for and during their joint lives as joint tenants and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to wit:

The following described property: Commence at the Northwest corner of the North 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 34, Township 18 South, Range 1 West and run North 87 degrees 48 minutes 35 seconds East for 269.24 feet to the point of beginning; thence continue along the last stated course for 843.75 feet to a point on the Westerly right of way line of Dunnivant Valley Road; thence run South 14 degrees 15 minutes 07 seconds West along said right of way line for 345.11 feet to a point; thence run South 88 degrees 13 minutes 16 seconds for 756.05 feet to a point; thence run North 0 degrees 26 minutes 12 seconds West for 325.72 feet to the point of beginning, Shelby County, Alabama.

The foregoing property describes no portion of Grantor's marital homestead, nor that of his spouse.

(\$144,000.00 of the purchase price is being paid with a mortgage loan being executed herewith.)

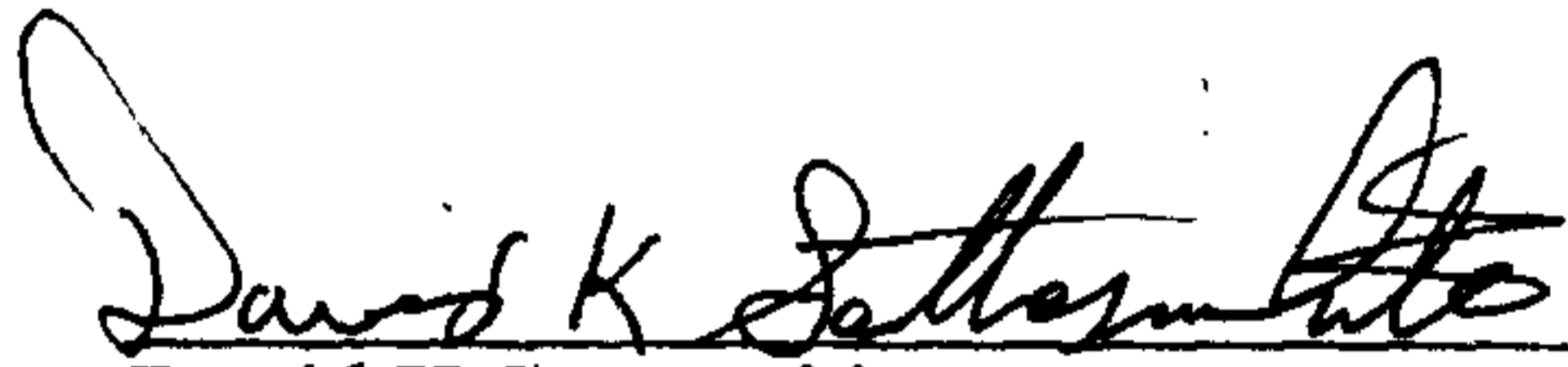
Subject to:

1. Taxes for the year 2004 and all subsequent years.
2. Any and all easements, restrictions, covenants, mineral reservations, conveyance of minerals, and rights of way applicable to subject property.

TO HAVE AND TO HOLD to said Grantee, their heirs and assigns for and during their joint lives as joint tenants and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion.

And Grantor does for himself, his heirs and assigns covenant with said Grantee, their heirs and assigns, that he is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that he has a good right to sell and convey the same as aforesaid; that he will and his heirs and assigns will warrant and defend the same to said Grantee, their heirs and assigns forever, against the lawful claims of all persons.

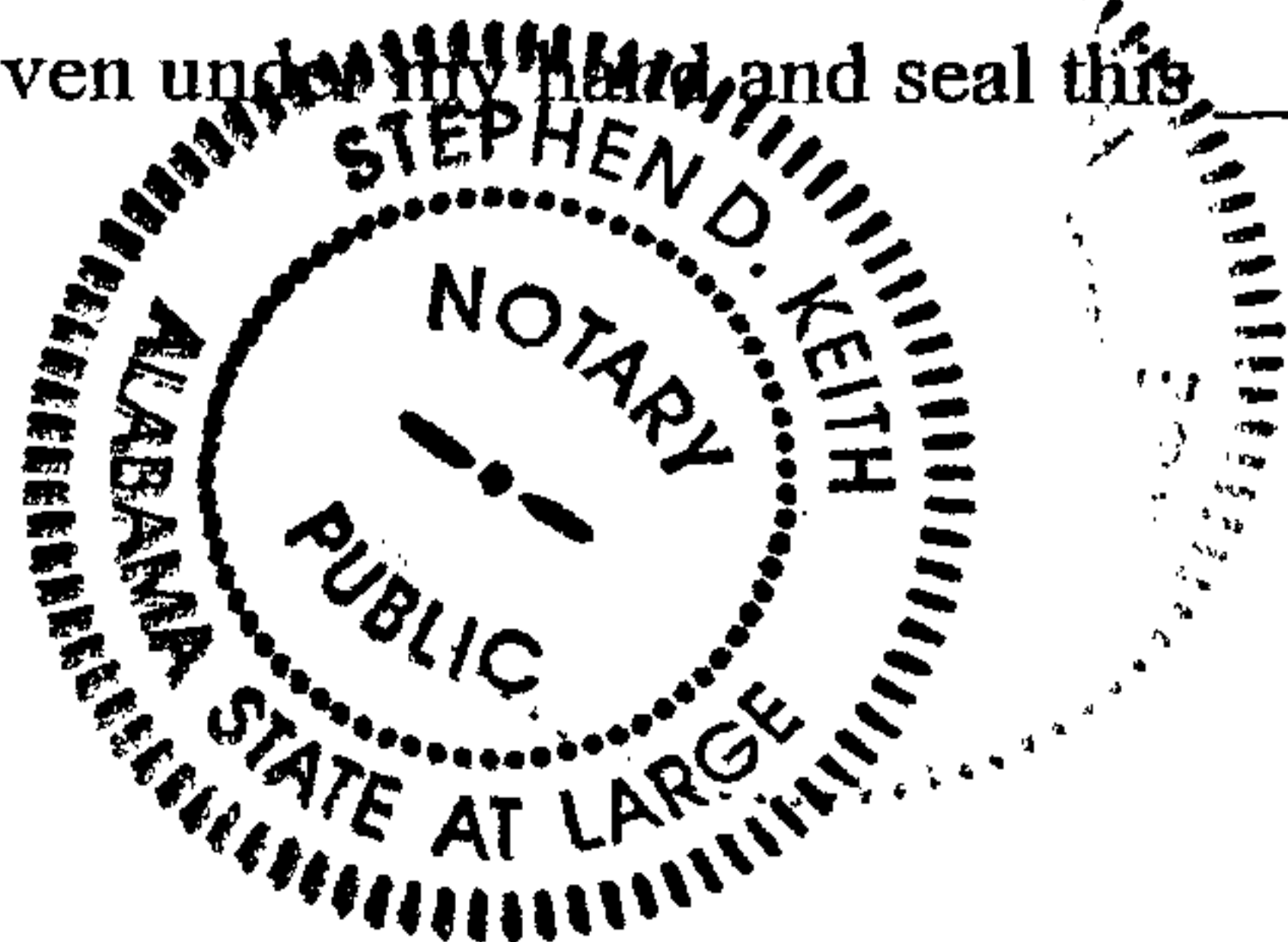
IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 15 Day of Jan, 2004


David K Satterwhite

State of Alabama)
Shelby County)

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that **David K Satterwhite** whose name is signed to the foregoing conveyance, and who appeared before me and who is known to me acknowledged before me on this day, that being informed of the contents he executed the same voluntarily for and as his act on the day same bears date.

Given under my hand and seal this 15 day of Jan, in the year 2004.



Notary Public
My Commission Expires: 3/2/2005