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(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

SEND TAX NOTICE TO:

R. Shan Paden
PADEN & PADEN
Attorneys at Law
5 Riverchase Ridge, Suite 100
Birmingham, Alabama 35244

JAMES D. CATES
5394 HWY 22
MONTEVALLO, AL 35115

STATE OF ALABAMA)

COUNTY OF SHELBY)

JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

WARRANTY DEED

Know All Men by These Presents: That in consideration of THREE HUNDRED THIRTY FIVE THOUSAND DOLLARS and 00/100 (\$335,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is acknowledged, we, CECIL LARRY HORTON and SUE E. HORTON, HUSBAND AND WIFE (herein referred to as GRANTORS) do grant, bargain, sell and convey unto JAMES D. CATES and SHELIA H. CATES, HUSBAND AND WIFE, (herein referred to as GRANTEES, as joint tenants, with right of survivorship, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

A PARCEL OF LAND SITUATED IN THE NE 1/4 OF THE SE 1/4 OF SECTION 4 TOWNSHIP 22 SOUTH, RANGE 3 WEST DESCRIBED AS FOLLOWS: BEGINNING AT THE SE CORNER OF THE NE 1/4 OF SE 1/4 OF SECTION 4, GO NORTH 89 DEGREES 29 MINUTES WEST ALONG THE SOUTH BOUNDARY OF SAID 1/4 1/4 SECTION FOR 330.00 FEET; THENCE NORTH 2 DEGREES 37 MINUTES 10 SECONDS SECTIONS WEST FOR 1263.63 FEET TO THE SOUTH BOUNDARY OF SHELBY COUNTY HIGHWAY 22; THENCE SOUTH 88 DEGREES 36 MINUTES EAST ALONG SAID SOUTH BOUNDARY 330.00 FEET TO THE EAST BOUNDARY OF SAID 1/4 1/4 SECTION; THENCE SOUTH 2 DEGREES 37 MINUTES 40 SECONDS EAST FOR 1258.56 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA

SUBJECT TO:

1. TAXES FOR THE YEAR 2003 WHICH CONSTITUTE A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2004.
2. TRANSMISSION LINE PERMITS TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT RECORDED IN DEED 177, PAGE 354 IN THE PROBATE OFFICE.
3. RIGHTS OF WAYS GRANTED TO SHELBY COUNTY BY INSTRUMENT RECORDED IN DEED 174, PAGE 137 AND DEED 174, PAGE 138 IN THE PROBATE OFFICE.
4. RIGHTS OF OTHERS TO USE OF BRANCH.

\$268,000.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

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, his, her, or their heirs and assigns, that 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, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS, CECIL LARRY HORTON and SUE E. HORTON, HUSBAND AND WIFE, have hereunto set his, her or their signature(s) and seal(s), this the 16th day of April, 2004.



CECIL LARRY HORTON



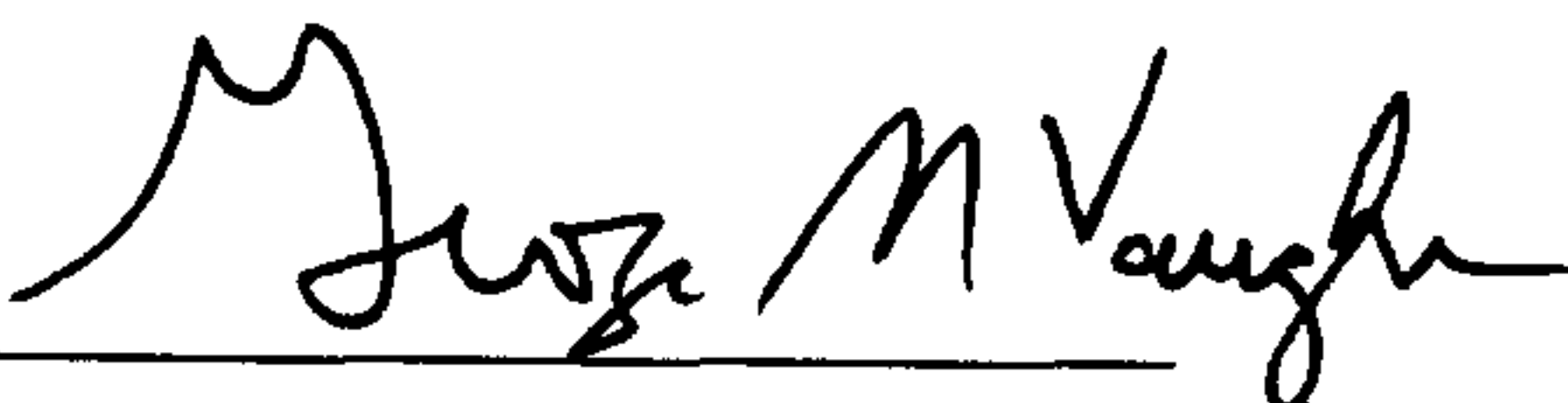
SUE E. HORTON

STATE OF ALABAMA)
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that CECIL LARRY HORTON and SUE E. HORTON, HUSBAND AND WIFE, whose name(s) 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 he, she, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 16th day of April, 2004.



Notary Public

My commission expires: 9.29.06