

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

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of
FIVE THOUSAND DOLLARS and NO/00 (\$5,000.00),

And other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

TERRY DARBY, A MARRIED MAN,

Bargain, sell and convey unto,

TERRY E. DARBY AND ANGIE E. DARBY

The following described real estate, situated in: Shelby County, Alabama, to-wit:

See attached EXHIBIT A for Legal Description.

Subject to restrictions, easements and rights of way of record.

Subject to taxes for 2004 and subsequent years, easements, restrictions, rights of way and permits of record.

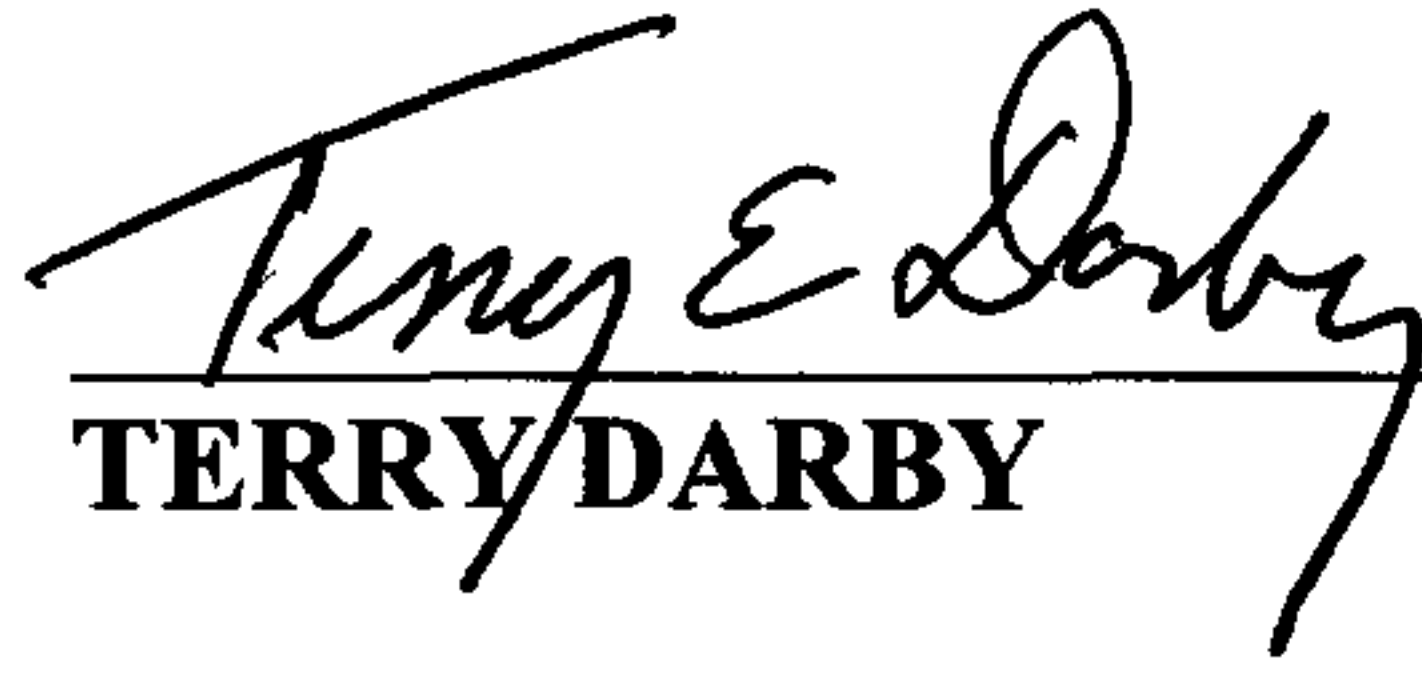
This property constitutes no part of the household of the grantor, or of his spouse.

NONE of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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 2nd day of June, 2004.


TERRY DARBY

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **TERRY DARBY**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2nd day of June, 2004.

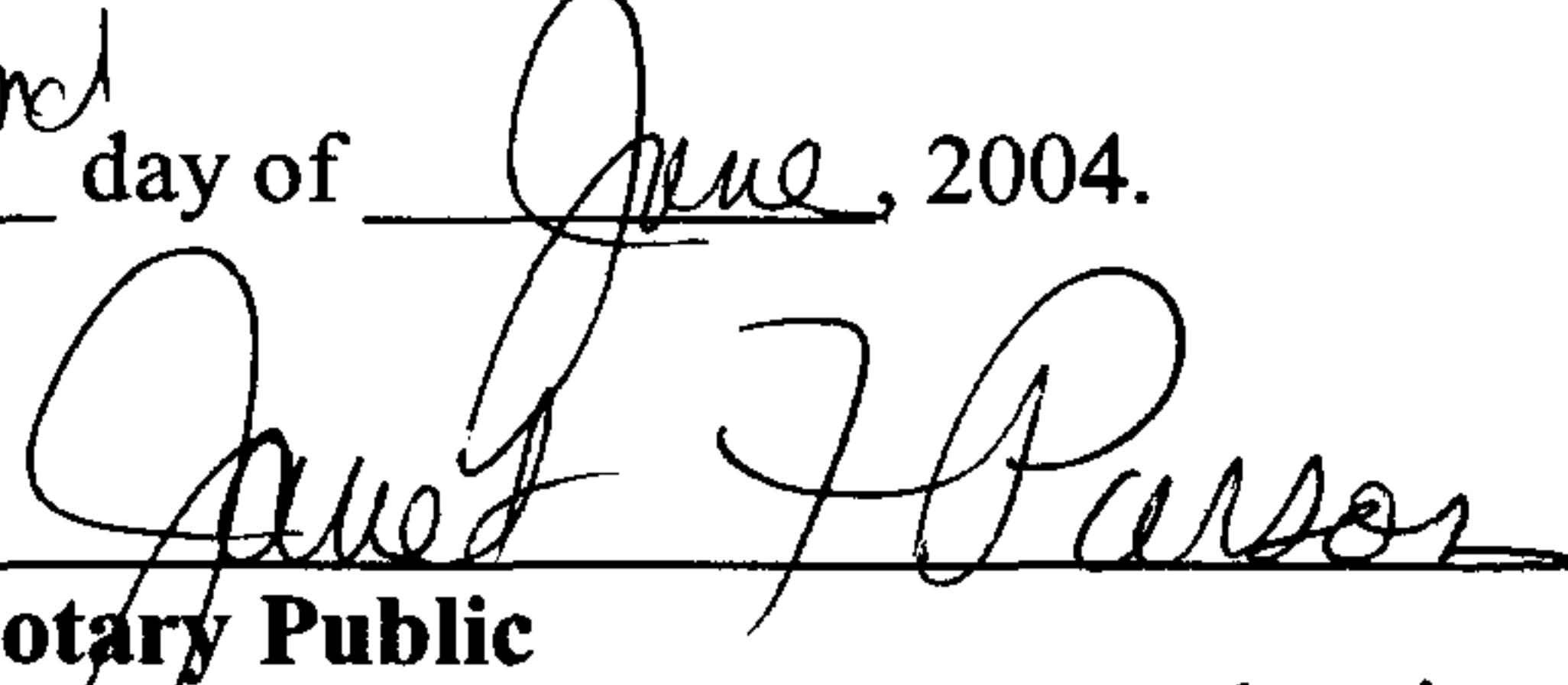

Notary Public
My Commission Expires: 10/16/04

EXHIBIT A
Legal Description

A certain lot or parcel of land in situated in the Town of Harpersville, Shelby County, Alabama, and being a part of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ and SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 28, Township 19, Range 2 East, and described as follows: Beginning at the NE corner of the lot conveyed by T.M. Spruell and wife to W. T. Taylor, Jr., on the 17th day of December, 1923, which conveyance is recorded in the Probate Office of Shelby County, Alabama, in deed book 75 on page 73, which lot is known as the Harpersville Gin Lot, thence running in a northeasterly direction along the west side of Coosa Valley Public Road, to the SE corner of Kimbrough Store Lot, thence north 52 degrees west along the SW side of said Kimbrough Lot 113 to a ditch, thence north 35 degrees East 132 feet, which last description includes both the Kimbrough Lot and the Henry Morris Lot, thence south 52 degrees east along the NE side of Henry Morris Lot 100 feet, more or less, to the west side of Coosa Valley Public Road, thence north 35 degrees East along the west side of said Coosa Valley Public Road, 421 feet to the Looney tract of land, thence west and parallel with the south line of said SW $\frac{1}{4}$ of SE $\frac{1}{4}$ and SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 28, a distance of 961 feet to the middle of Tan Yard Branch, thence 12 degrees east along said Tan Yard Branch 363 feet, thence south 8 degrees west along said branch 194 feet to the north line of the Tan Yard Lot, thence east 3 degrees south 264 feet to the NE corner of said Tan Yard Lot, thence south 8 degrees west 108 feet to the Narrows Road, thence in an easterly direction along the north side of said Narrows Road 25 feet more or less to the SW corner of the above referred to Harpersville Gin House Lot, thence in a northerly direction and parallel with the west boundary of the Harpersville Gin House Lot 108 feet, thence in an easterly direction and along the north line of said Harpersville Gin House lot to the SW corner of a lot known as T. M. Spruell lot, which point or corner is 34 feet SW of the SW corner of the above referred Kimbrough Lot, thence running in a southeasterly direction along the Southern Boundary of the said T. M. Spruell lot to a point where the same intersects the west boundary of said Coosa Valley Public Road, which is the point of beginning.

And also, that certain lot or parcel of land known as the T. M. Spruell lot in the Town of Harpersville, Alabama and described as follows: Beginning at the NE corner of the lot hereinabove referred to as the Harpersville Gin House lot, thence running in a northeasterly direction along the western boundary of the Coosa Valley Public road 34 feet to the SE corner of the Kimbrough lot, thence running in a westerly direction and along the western boundary of the Kimbrough lot 113 feet to the SW corner of said Kimbrough lot, thence running westerly 34 feet, thence running in a southeasterly direction and along the northeastern boundary of the Harpersville Gin House Lot to the west margin of the Coosa Valley Public road, and to the point of beginning.

There is excepted from this conveyance, all that part of the above described land which has hereto fore been conveyed to Shelby County for the purpose of rights of way for public roads, and there is also excepted from this conveyance a six foot right of way described in deed of T. M. Spruell and wife to T.E. Darby of date August 28, 1931, and recorded in the Probate Office of Shelby County, Alabama, in deed book 89 at page 410.

A six foot right of way described in deed of T. M. Spruell and wife to T. E. Darby of date, August 28, 1931, and recorded in Probate Office of Shelby County, Alabama in Deed Book 89, Page 410, being more particularly described as follows:

Start at an iron pin some 30.07 feet from north side of Shelby County Road #434 and adjacent to the Harpersville Gin Property, thence North 13 degrees 27 minutes 36 seconds along property line 76.51 feet, more or less to Point of Beginning; thence North 84 degrees 34 minutes 31 seconds West along property line (old fence line) 310.24 feet to the middle of Tan Yard Branch.

All in SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama,