


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

Send Tax Notice to:
EDWIN B. LUMPKIN, JR.
100 Metro Parkway
Bellham, AL 35124

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)


20040809000446770 Pg 1/2 224.00
Shelby Cnty Judge of Probate, AL
08/09/2004 14:36:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TWO HUNDRED TEN THOUSAND DOLLARS and NO/00 (\$210,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

WILLIAM A. COBB, JR. AND WIFE HELEN F. COBB

grant, bargain, sell and convey unto,

EDWIN B. LUMPKIN, JR.

the following described real estate, situated in: SHELBY County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.
Situated in Shelby County, Alabama.

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.


Grantor herein reserves a life estate interest in the above-described property.

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 20TH day of July, 2004.

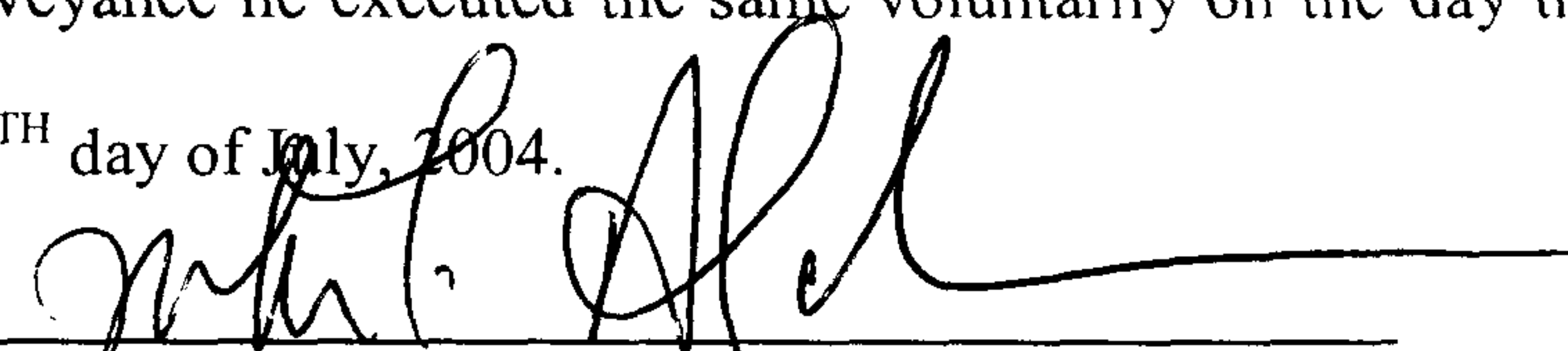

WILLIAM A. COBB, JR.


HELEN F. COBB

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that
WILLIAM A. COBB, JR. AND HELEN F. COBB
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 20TH day of July, 2004.


Notary Public

My Commission Expires: 10-16-04

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situated in the W 1/2 of the NW 1/4 of Section 20, Township 21 South, Range 2 West, described as follows:
Commence at the SE corner of the W 1/2 of the NW 1/4 of said Section 20 and go North 00 degrees 13 minutes 17 seconds East along the East boundary of the W 1/2 of the NW 1/4 of said Section 20 for 1913.64 feet (1915.00 feet deed) to the point of beginning; thence continue North 00 degrees 13 minutes 17 seconds East along said East boundary for 347.30 feet; thence North 89 degrees 24 minutes 49 seconds West for 213.13 feet; thence North 60 degrees 47 minutes 55 seconds West for 301.52 feet; thence South 02 degrees 35 minutes 55 seconds West for 265.80 feet; thence South 23 degrees 18 minutes 20 seconds East for 221.10 feet; thence South 86 degrees 01 minutes 38 seconds East for 400.00 feet to the point of beginning.
According to survey of James A. Riggins, RLS #9428, dated October 11, 1994.