


This Instrument Was Prepared By:
John or Jim Holliman
2491 Pelham Pkwy
Pelham, Al 35124


20041228000703350 Pg 1/3 28.50
Shelby Cnty Judge of Probate, AL
12/28/2004 14:25:00 FILED/CERTIFIED

\$227,900.00

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 GRANTEES herein, the receipt of which is hereby acknowledged, Wayne Graves and Patti Layne Graves, husband and wife, (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto Keith Sumrall and Delores Sumrall, husband and wife, (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.
\$216,505.00 was paid from first mortgage recorded herewith.

Grantee's address: 6861 Co RD 215
CHULA, Alabama 35040

Keith Sumrall is one and same as Keith Summrall.

Delores Sumrall is one and same Keith Summrall.

Together with all and singular the tenaments, 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 GRANTEES, their 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 GRANTEES, 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 23 day of DECEMBER, 2004.

Wayne Graves
Wayne Graves

Patti Layne Graves
Patti Layne Graves

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Wayne Graves and Patti Layne Graves, 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 23 day of DECEMBER, 2004.

[Signature]
Notary Public

My Commission Expires:

08.29.06

Exhibit A

20041228000703350 Pg 3/3 28.50
Shelby Cnty Judge of Probate, AL
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Commence at the SE corner of the SW 1/4 of the SE 1/4 of Section 11, Township 24 North, Range 13 East, Shelby County, Alabama; thence South 88 degrees 24 minutes 48 seconds West, a distance of 1,067.29 feet (meas) 1,064.61 (deed) to the point of beginning, said point lying on the Easterly R.O.W. line of Alabama Highway #215 (60' R.O.W. per tax map); thence continue along the last described course and leaving said R.O.W., a distance of 309.82 feet (meas) 312.42 feet (deed); thence North 14 degrees 47 minutes 01 seconds East, a distance of 420.45 feet (meas) 427.53 feet (deed); thence South 57 degrees 27 minutes 32 seconds East, a distance of 384.48 feet (meas) 386.08 feet (deed) to a point on the Westerly R.O.W. line of above said highway; thence South 32 degrees 29 minutes 13 seconds West and along said R.O.W. a distance of 226.60 feet (meas) 228.12 feet (deed) to the point of beginning.