


THIS DEED IS FILED TO CORRECT THE LEGAL DESCRIPTION OF THE LAND CONVEYED IN THAT CERTAIN DEED RECORDED IN INSTRUMENT NUMBER 200402/6525

THE STATE OF ALABAMA)
COUNTY OF JEFFERSON)


20050107000009570 Pg 1/2 15.00
Shelby Cnty Judge of Probate, AL
01/07/2005 11:34:00 FILED/CERTIFIED

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Fifty Thousand and NO/100 DOLLARS, and other valuable considerations to the undersigned GRANTOR(S) in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged we, Billy Jo Reid and Patricia D. Reid, husband and wife, (herein referred to as GRANTOR(S), do hereby GRANT, BARGAIN, SELL AND CONVEY unto John M. Feagans, (herein referred to as GRANTEE(S), their heirs, successors and assigns in fee simple, the following described real estate situated in the County of Shelby, and State of Alabama, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

\$47,500.00 of the consideration herein was derived from a mortgage loan closed simultaneously herewith.

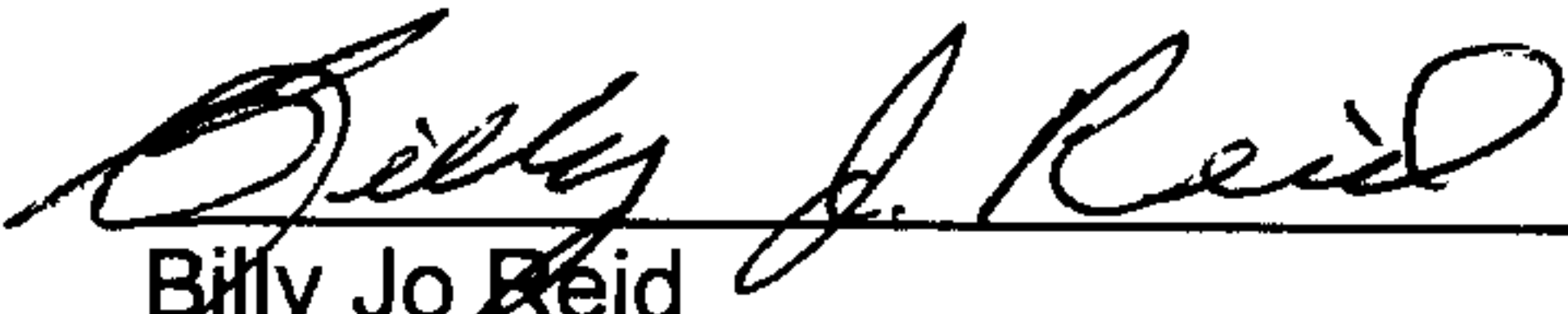
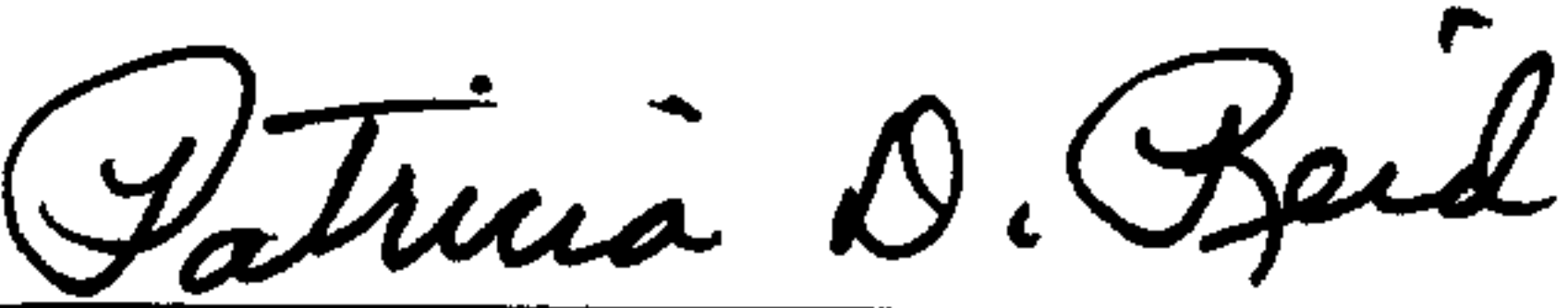
This conveyance is made subject to covenants, restrictions, reservations, easements and rights-of-ways, if any, heretofore imposed of record.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), their heirs, successors and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), their heirs, successors and assigns, that they (are) lawfully seized in fee simple of the aforementioned premises, that it is free from all encumbrances, except as hereinabove provided, they have a good right to sell and convey the same to the said GRANTEE(S), their heirs, successors and assigns forever, and that GRANTOR(S) will WARRANT AND DEFEND the premises to the said GRANTEE(S), their heirs, successors and assigns forever, against the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 21st day of December, 2004.

WITNESS:


 (L.S.)
Billy Jo Reid
 (L.S.)
Patricia D. Reid

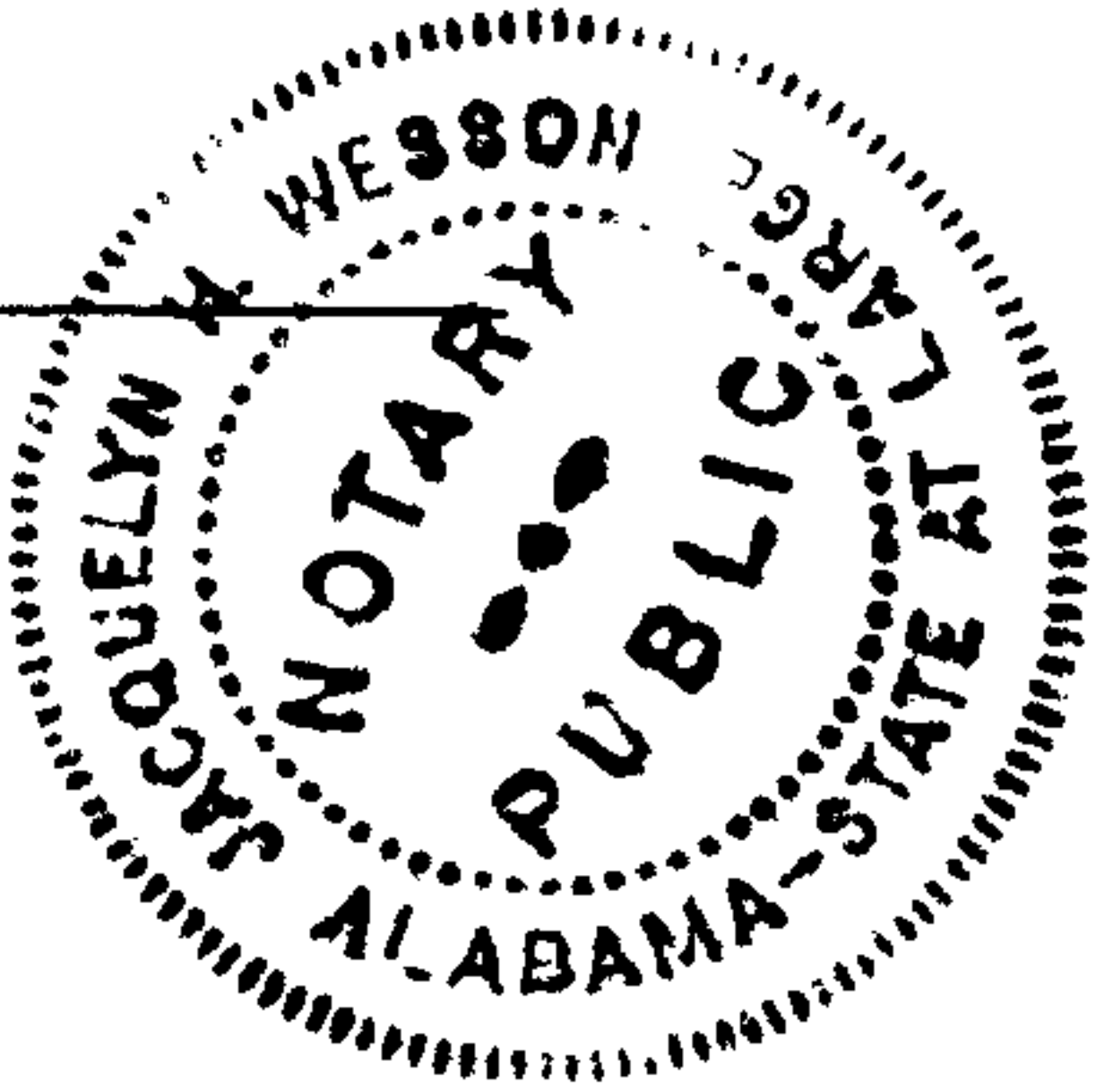
THE STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that Billy Jo Reid and Patricia D. Reid, whose names are signed to the foregoing 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 21st day of December, 2004.

SEAL


Notary Public
My Commission Expires 2/8/07



This Document Prepared by:
David A. Bedgood
P.O. Box 59543
Birmingham, Alabama 35259

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EXHIBIT "A"
File No.: 404119

**A PARCEL OF LAND SITUATED IN THE NORTHEAST 1/4 OF THE
NORTHEAST 1/4 OF SECTION 23, TOWNSHIP 14 SOUTH, RANGE 3 WEST, MORE
PARTICULARLY DESCRIBED AS FOLLOWS:**

**COMMENCE AT THE NORTHEAST CORNER OF SECTION 23, TOWNSHIP 14
SOUTH, RANGE 3 WEST AND RUN SOUTH ALONG THE EAST LINE OF SAID
SECTION FOR 1914.90 FEET; THENCE TURN 82 DEGREES 33 MINUTES 24
SECONDS RIGHT, SOUTHWESTERLY FOR 209.74 FEET; THENCE TURN 86
DEGREES 20 MINUTES 42 SECONDS RIGHT NORTHWESTERLY FOR 30.00 FEET
TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE LAST
DESCRIBED COURSE FOR 176.88 FEET; THENCE TURN 76 DEGREES 09
MINUTES 48 SECONDS LEFT, WESTERLY FOR 108.73 FEET; THENCE TURN 31
DEGREES 27 MINUTES 05 SECONDS LEFT, SOUTHWESTERLY FOR 46.82 FEET;
THENCE TURN 60 DEGREES 59 MINUTES 41 SECONDS LEFT, SOUTHERLY FOR
209.99 FEET; THENCE TURN 97 DEGREES 23 MINUTES 01 SECONDS LEFT,
NORTHEASTERLY FOR 102.72 FEET TO A CURVE TO THE RIGHT, HAVING A
CENTRAL ANGLE OF 68 DEGREES 56 MINUTES 50 SECONDS AND A RADIUS OF
51.96 FEET; THENCE TURN 66 DEGREES 56 MINUTES 20 SECONDS LEFT TO
TANGENT, RUN ALONG THE ARC OF SAID CURVE FOR 62.53 FEET; THENCE
CONTINUE, TANGENT TO SAID CURVE FOR 37.75 FEET TO THE POINT OF
BEGINNING.**

**ALSO: A 12 FOOT WIDE ACCESS EASEMENT SOUTH OF TRACT
DESCRIBED IN CIVIL-ACTION 198-572.**

**ALSO: AN EASEMENT FOR INGRESS/EGRESS DESCRIBED AS FOLLOWS:
COMMENCE AT THE NORTHEAST CORNER OF SECTION 23, TOWNSHIP 14
SOUTH, RANGE 3 WEST, AND RUN SOUTH ALONG THE EAST LINE OF SAID
SECTION FOR 1914.90 FEET; THENCE TURN 82 DEGREES 33 MINUTES 24
SECONDS RIGHT, SOUTHWESTERLY FOR 250.59 FEET TO THE POINT OF
BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE FOR
48.53 FEET TO A CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 68
DEGREES 56 MINUTES 50 SECONDS AND A RADIUS OF 51.96 FEET; THENCE
TURN 113 DEGREES 03 MINUTES 40 SECONDS RIGHT TO TANGENT, RUN
ALONG THE ARC OF SAID CURVE FOR 62.53 FEET; THENCE TURN 90 DEGREES
00 MINUTES RIGHT FOR 31.42 FEET TO THE POINT OF BEGINNING.**