

THIS INSTRUMENT PREPARED BY:  
Law Offices of Jeff W. Parmer  
402 Office Park Drive, Suite 290  
Birmingham, Alabama 35223

GRANTEE'S ADDRESS:  
Nancy J. Mullins  
929 Highway 101  
Leeds, Alabama 35094

STATE OF ALABAMA                    )  
  )  
COUNTY OF SHELBY                )  
  )  
GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Hundred Forty Six Thousand and 00/100 (\$146,000.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTORS, **John Lowery and wife Wendy Lowery**, (hereinafter referred to as GRANTORS), the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Nancy J. Mullins, an unmarried person**, (hereinafter referred to as GRANTEE), his heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

See Attached Exhibit "A"

Wendy Lowery is one and the same person as Wendy Michelle Lowery and Wendy Michelle Gulledge.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

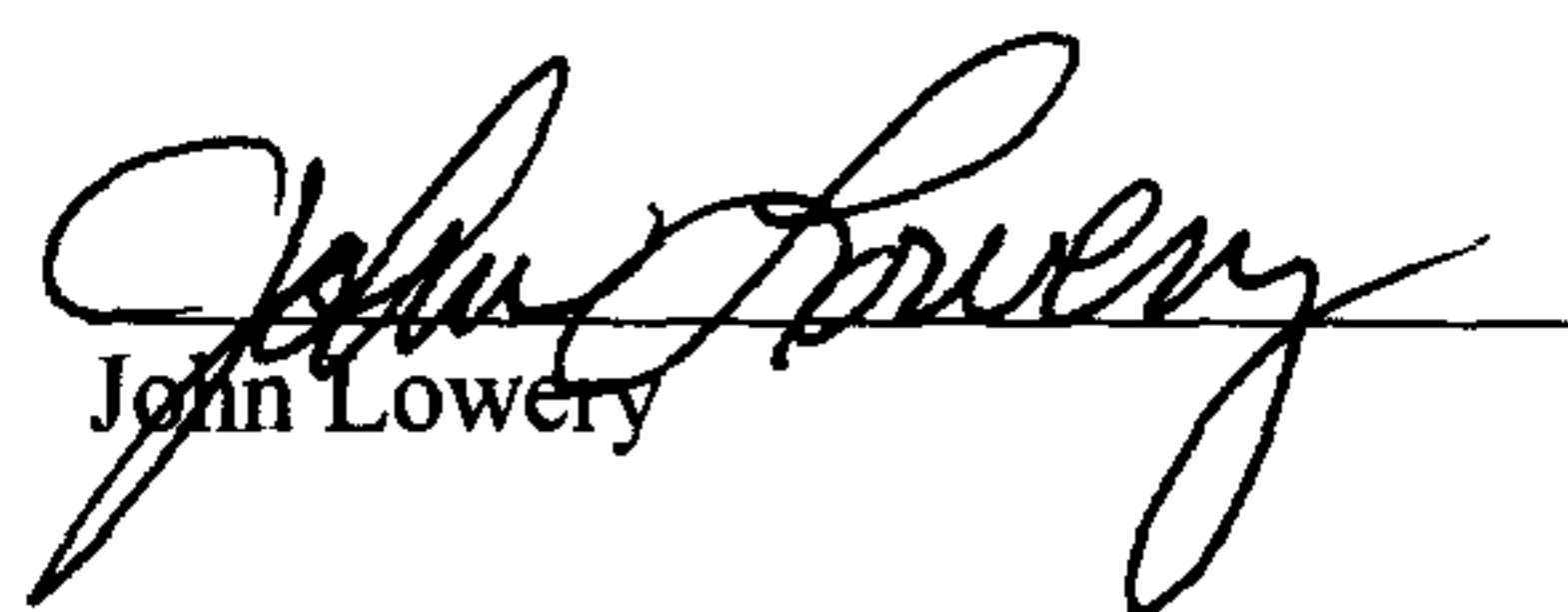
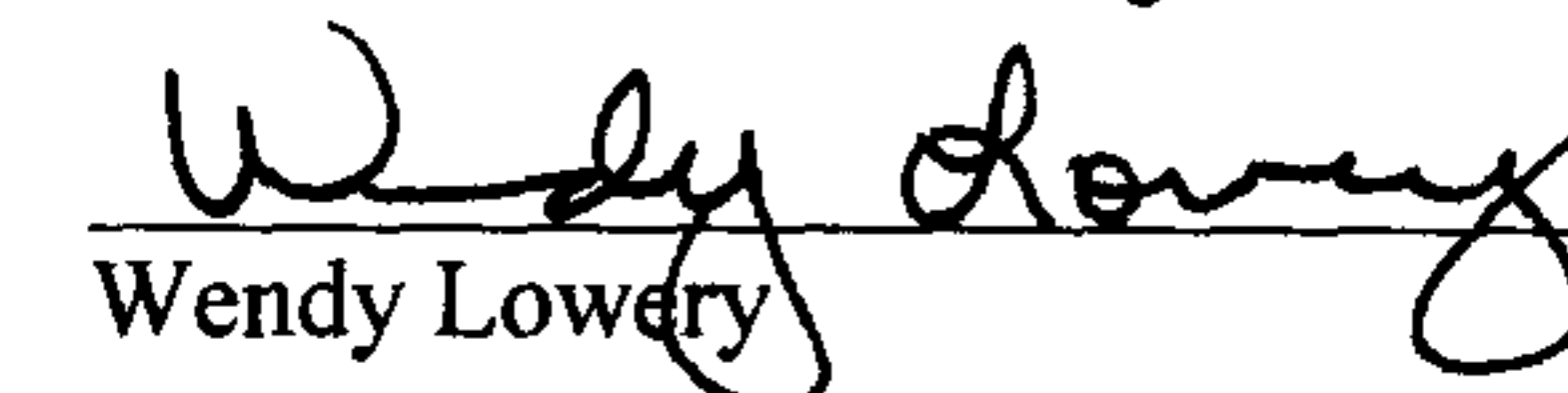
Subject to Life Estate in life of Agatha Gulledge, a single woman, created in Statutory Warranty Deed Creating Life Estate and Easement as recorded in Instrument No. 20041230000707910 in the Probate Office of Shelby County, Alabama.

\$137,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, his heirs and assigns forever.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

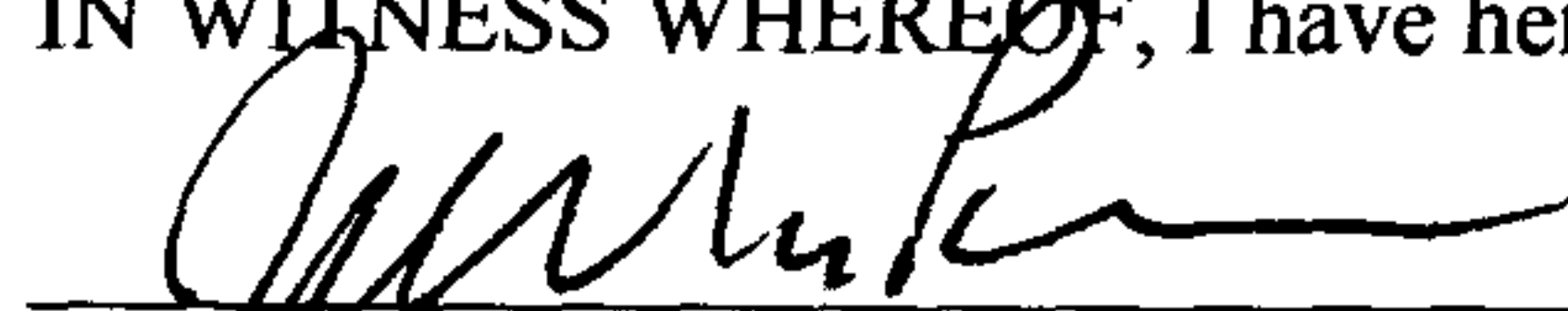
IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 10<sup>th</sup> day of January, 2005.

  
John Lowery  
  
Wendy Lowery

STATE OF ALABAMA    )  
  ):  
COUNTY OF JEFFERSON )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that John Lowery and Wendy Lowery 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 Instrument signed their names voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 10<sup>th</sup> day of January, 2005.

  
NOTARY PUBLIC Jeff W. Parmer  
My Commission Expires: 9/27/2008

## EXHIBIT "A"

"FROM THE NORTH-EAST CORNER OF THE SOUTH-EAST  $\frac{1}{4}$  OF THE NORTH-EAST  $\frac{1}{4}$  OF SECTION 33, TOWNSHIP 17 SOUTH, RANGE 1 EAST, GO WEST ALONG  $\frac{1}{4}$  -  $\frac{1}{4}$  SECTION LINE, ONE-THOUSAND FOUR-HUNDRED SEVENTY-EIGHT POINT SEVENTY-FOUR (1,478.74 FT.) FEET FOR POINT OF BEGINNING. THENCE, CONTINUE ALONG SAME LINE SEVEN-HUNDRED TWENTY FEET (720 FT.); THENCE, TURN LEFT  $112^{\circ} 21'$  SIX-HUNDRED FORTY POINT FOUR FEET (640.4 FT.) TO RIGHT-OF-WAY OF COUNTY ROAD. THENCE, LEFT ALONG SAID RIGHT-OF-WAY  $113^{\circ} 16'$ , A CHORD DISTANCE OF FOUR-HUNDRED TWENTY FEET (420 FT.); THENCE, LEFT,  $50^{\circ} 51'$ , TWO-HUNDRED FORTY FEET (240 FT.); THENCE, RIGHT  $91^{\circ} 05'$ , TWO HUNDRED NINE FEET (209 FT.); THENCE  $91^{\circ} 05'$ , FIFTY-THREE FEET (53 FT.) TO POINT OF BEGINNING. CONTAINING 5 ACRES MORE OR LESS, AND LYING IN THE SOUTH-WEST  $\frac{1}{4}$  OF THE NORTH-EAST  $\frac{1}{4}$  OF SECTION 33, TOWNSHIP 17 S, RANGE 1 EAST."

LESS AND EXCEPTING THE PARCEL CONVEYED TO AGETHA GULLEDGE, A SINGLE WOMAN, AS SET FORTH IN DEED DATED 12/30/2004 AND RECORDED 12/28/2004 AS INSTRUMENT NUMBER 20041230000707910.