


Send Tax Notice To: Sherman Holland, Jr.
P. O. Box 1008
Alabaster, Al. 35007

STATE OF ALABAMA)
)
SHELBY COUNTY)

WARRANTY DEED


20050225000091230 Pg 1/2 29.00
Shelby Cnty Judge of Probate, AL
02/25/2005 12:31:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the PRINCIPAL sum of FIFTEEN THOUSAND AND 00/100 (\$ 15,000.00) DOLLARS, cash, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt and sufficiency whereof is hereby acknowledged, I, CONNIE L. KEMP, AN UNMARRIED WOMAN, herein referred to as Grantor, do grant, bargain, sell and convey unto SHERMAN HOLLAND, JR., A MARRIED MAN, herein referred to as Grantee, the following described real property situated in Shelby County, Alabama, to-wit:

Commence at the N.E. Corner of the NW 1/4 of the SE 1/4 of Section 22, Township 22 South, Range 3 West; thence South 01 degrees 13 minutes 58 seconds West, a distance of 469.55 feet; thence North 89 degrees 47 minutes 30 seconds West, a distance of 390.21 feet to the POINT OF BEGINNING; thence continue westerly along the said line, a distance of 350.47 feet; thence South 26 degrees 24 minutes 01 seconds East a distance of 117.12 feet to the point of a curve of a non tangent curve to the right, having a radius of 1462.00 feet, a central angle of 11 degrees 45 minutes 26 seconds and subtended by a chord which bears North 84 degrees 53 minutes 46 seconds East, a chord distance of 299.48 feet; thence easterly along the curve an arc distance of 300.01 feet; thence North 00 degrees 04 minutes 30 seconds East, a distance of 76.99 feet to the POINT OF BEGINNING.

Subject to: 1. Any prior reservation or conveyance, together with release of damages of minerals of every kind and character, including, but not limited to gas, oil, sand, and gravel in, on and under subject property. 2. General and special taxes or assessments for the year 2005 and subsequent years not yet due and payable. 3. Terms, agreements and right of way to Alabama Power Company as recorded in Book 136, Page 273; Book 146, Page 318; Book 176, Page 373 and Book 186, Page 182. 4. Right of Way granted to Shelby County, Alabama as recorded in Book 190, Page 237.

TO HAVE AND TO HOLD Unto the said Grantee, his heirs and assigns forever.

And I do for myself and for my heirs, executors and administrators covenant with the Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

By: [Signature]

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 17th day of February, 2005.

Connie L. Kemp (SEAL)
Connie L. Kemp

STATE OF ALABAMA)
)
SHELBY COUNTY)

20050225000091230 Pg 2/2 29.00
Shelby Cnty Judge of Probate, AL
02/25/2005 12:31:00 FILED/CERTIFIED

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Connie L. Kemp, an unmarried woman, 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, she executed the same voluntarily, on the day the same bears date.

Given under my hand and official seal this 17th day of February, 2005.

John Burdette Bates
Notary Public

This instrument was prepared by:
John Burdette Bates, Attorney at Law
#10 Office Park Circle, Suite 122
Birmingham, Alabama 35223