

This instrument was prepared by:

Conwill & Justice P. O. Box 557 Columbiana, Alabama 35051 5000

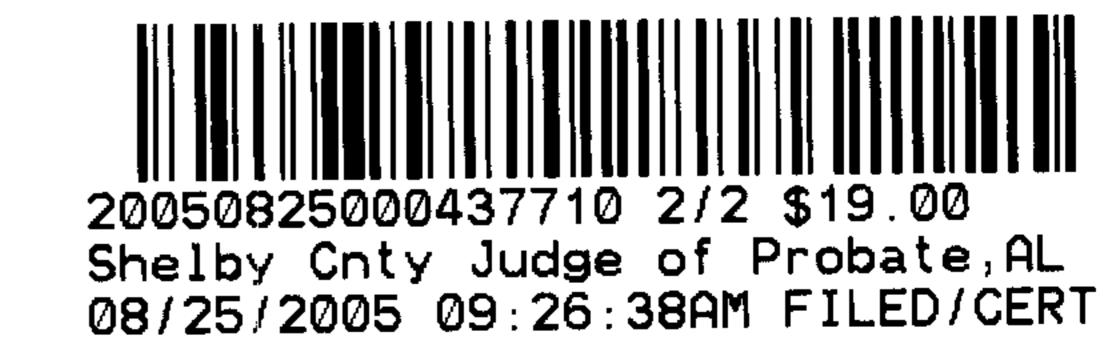
WARRANTY DEED

STATE OF ALABAMA)	
$\dot{\mathbf{j}}$	KNOW ALL MEN BY THESE PRESENTS:
SHELBY COUNTY)	

That in consideration of One and no/100-------Dollars and other good and valuable consideration to the undersigned grantor (whether one or more) in hand paid by the grantee herein, the receipt whereof is acknowledged, we, Edward L. Lansford and wife, Nina Lansford (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto James Hassett (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

From the Northwest corner of Section 11, Township 19 South, Range 2 East proceed South 1 deg. 24 min. 24 sec. East along the West boundary of said Section 11 for 1343.01 feet to a point on the Southerly right-of-way boundary of Mistletoe Lane (R/W 60'); thence North 89 deg. 22 min. 13 sec. East along said right-of-way for 3.14 feet; thence North 88 deg. 26 min. 26 sec. East along said right-ofway for 264.00 feet to the POINT OF BEGINNING of herein described parcel of land; thence from said POINT OF BEGINNING continue thence North 88 deg. 26 min. 26 sec. East along said right-of-way for 91.33 feet; thence North 85 deg. 10 min. 05 sec. East along said right-of-way for 348.94 feet to a point of intersection with the Westerly right-of-way of Alabama Highway No. 25 and the Northerly right-of-way boundary of Mistletoe Lane (R/W 60'); thence South 12 deg. 32 min. 38 sec. East along the Westerly rightof-way of said Alabama Highway No. 25 for 196.62 feet; thence leaving said right-of-way proceed South 86 deg. 36 min. 45 sec. West 301.31 feet; thence South 88 deg. 11 min. 51 sec. West 172.45 feet; thence North 2 deg. 40 min. 13 sec. West 183.48 feet, back to the POINT OF BEGINNING. Containing 1.98 acres, more or less. The above described parcel of land is located in the NW 1/4 of Section 11, Township 19 South, Range 2 East, Shelby County, Alabama.

ALSO, from the Northwest corner of Section 11, Township 19 South, Range 2 East, proceed South 1 deg. 24 min. 24 sec. East along the West boundary of said Section 11 for 1508.88 feet to the POINT OF BEGINNING of herein described parcel of land; thence from said POINT OF BEGINNING proceed thence South 89 deg. 39 min. 36 sec. East 271.12 feet; thence South 2 deg. 40 min. 13 sec. East 8.63 feet; thence South 88 deg. 11 mi. 51 sec. West 271.78 feet to a point on the West boundary of said Section 11; thence South 1 deg. 36 min. 00 sec. East along the West boundary of said Section 11 for 175.00 feet; thence South 81 deg. 31 min. 58 sec. West 389.18 feet; thence North 9 deg. 52 min. 53 sec. West 420.14 feet to a point on the South



right-of-way of Mistletoe Lane (R/W 60'); thence North 89 deg. 49 min. 41 sec. East along the Southerly right-of-way of said Mistletoe Lane for 249.45 feet; thence leaving said right-of-way proceed South 3 deg. 49 min. 13 sec. East 162.87 feet; thence South 89 deg. 39 min. 36 sec. East 191.98 feet, back to the POINT OF BEGINNING. Containing 3.07 acres, more or less.

The above described parcel of land is located in the NW 1/4 of Section 11 and the NE 1/4 of Section 10, all in Township 19 South, Range 2 East, Shelby County, Alabama.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 25

day of figure, 2005.

Edward L. Lansford (Seal)

By Carolyn Hasset

Carolyn Hassett

Mina Lansford (Seal)

Nina Lansford

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By Carolyn Hassett, as Attorney in Fact for Edward L. Lansford and

Nina Lansford

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Carolyn Hassett, whose name, as Attorney in Fact for Edward L. Lansford and Nina Lansford, is signed to the foregoing conveyance and who is known to me, acknowledged before me on ths day, that, being informed of the contents of the conveyance, she, as such Attorney in Fact, and with full authority as shown by such Power of Attorney, executed the same voluntarily on the day the same bears date, for and as the act of the said Edward L. Lansford and Nina Lansford.

Given under my hand and official seal this 15/day of 1km/, 2005.

Notary Public