5,000.00

THIS INSTRUMENT PREPARED BY:
James J. Odom, Jr.
P. O. Box 11244
Birmingham, AL 35202-1244
(NO TITLE EXAMINATION PROVIDED)

SEND TAX NOTICE TO:
Wayne M. Ellison

20060117000023850 1/3 $22.00
Shelby Cnty Judge of Probate,AL
01/17/2006 11:07:51AM FILED/CERT

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Ten and No/100 Dollars ($10.00) and other good and valuable consideration to the undersigned grantors, Wayne M. Ellison and wife, Edna L. Ellison (referred to herein as "Grantors"), in hand paid by Wayne M. Ellison (referred to herein as "Grantee"), the receipt whereof is hereby acknowledged, Grantors do by these presents, grant, bargain, sell and convey unto the Grantee the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

SUBJECT TO: (1) Current taxes; (2) Temporary Construction Easement as contained in Resolution 04-02-23-08, passed at the Shelby County Commission Meeting February 23, 2004; (3) Easements and restrictions of record.

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

And said Grantors do for themselves, their heirs and assigns, covenant with said Grantee, his heirs and assigns, that they are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; 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 Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have executed this conveyance on this the 16th day of January, 2006.

WITNESSES:

A. Marshall

A. Marshall

Wayne M Ellison
Wayne M. Ellison

Edna L. Ellison
Edna L. Ellison

Shelby County, AL 01/17/2006
State of Alabama

Deed Tax:$5.00

20060117000023850 2/3 $22.00
Shelby Cnty Judge of Probate,AL
01/17/2006 11:07:51AM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Wayne M. Ellison and wife, Edna L. Ellison, 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 seal this 16th day of January, 2006.

Anne P. Marshall
Notary Public

My Commission Expires: 3/13/2007

EXHIBIT "A"

20060117000023850 3/3 $22.00
Shelby Cnty Judge of Probate,AL
01/17/2006 11:07:51AM FILED/CERT

Commence at the SE corner of the NE 1/4 of the SW 1/4 of Section 19, Township 20 South, Range 2 West; thence North 0 degrees 00 minutes 00 seconds East along the East line of said 1/4-1/4 section a distance of 248.79 feet; thence South 90 degrees 00 minutes 00 seconds West a distance of 310.42 feet; to the POINT OF BEGINNING; thence South 85 degrees 37 minutes 00 seconds West a distance of 202.20 feet; thence South 1 degree 29 minutes 59 seconds East a distance of 209.71 feet to the northwesterly right-of-way line of Shelby County Highway No. 52, said point being on a curve to the left having a radius of 1392.05 feet and a central angle of 2 degrees 33 minutes 00 seconds; thence along said right-of-way and the arc of said curve a distance of 61.95 feet said arc subtended by a chord which bears South 89 degrees 11 minutes 09 seconds East a distance of 61.95 feet to the end of said curve; thence North 0 degrees 27 minutes 39 seconds West and along said Right-of-Way a distance of 10.00 feet; to a point on a curve to the left having a radius of 1382.05 feet and a central angle of 5 degrees 48 minutes 14 seconds; thence along said right-of-way and the arc of said curve a distance of 140.00 feet, said arc subtended by a chord which bears North 86 degrees 38 minutes 14 seconds East a distance of 139.94 feet to the end of said curve; thence North 1 degree 30 minutes 01 seconds West a distance of 207.83 feet to the Point of Beginning. According to the survey of Robert C. Farmer, PLS, Al. Reg. No. 14720, dated June 7, 1994.

LESS AND EXCEPT THE FOLLOWING:

A part of the NE¼ of SW¼, Section 19, Township 20 South, Range 2 West identified as Tract No. 17 on Project No. STPBH-7132(003), Shelby County, Alabama and being more fully described as follows;

Commencing at the southeast corner of said NE¼ of SW¼; thence north along the east line of said NE¼ of SW¼ a distance of 100.86 feet to the point of intersection with the present northern right-of-way line of CR 52; thence S74°41'05"W along the present right-of-way line for a distance of 210.10 feet; thence N11°01'27"W along the present right-of-way line for a distance of 10.00 feet; thence S83°58'34"W for a distance of 241.27 feet; thence S01°01'27"E for a distance of 10.00 feet; thence N89°42'10"W for a distance of 64.22 feet to the point of intersection with the Grantor's western property line; thence N02°06'37"W along said property line for a distance of 35.56 feet to the point of intersection with the required right-of-way line 63.60 feet left of the CR 52 centerline of Project No. STPBH – 7132(003) station 64+94.76; thence N89°50'25"E for a distance of 100.72 feet to a point 61.50 feet left of said centerline station 66+00.00; thence N66°40'46"E for a distance of 108.66 feet to the point of intersection with the Grantor's eastern property line; thence S02°06'40"E along said property line for a distance of 59.90 feet to the point of intersection with the present northern right-of-way line of CR 52; thence S86°07'19"W along the present right-of-way line for a distance of 137.72 feet; thence S01°01'26"E for a distance of 10.00 feet; thence N89°42'10"W for a distance of 64.22 feet to the point of beginning. Containing 0.18 acre, more or less.