

\$10,000 AP

THIS INSTRUMENT PREPARED BY:

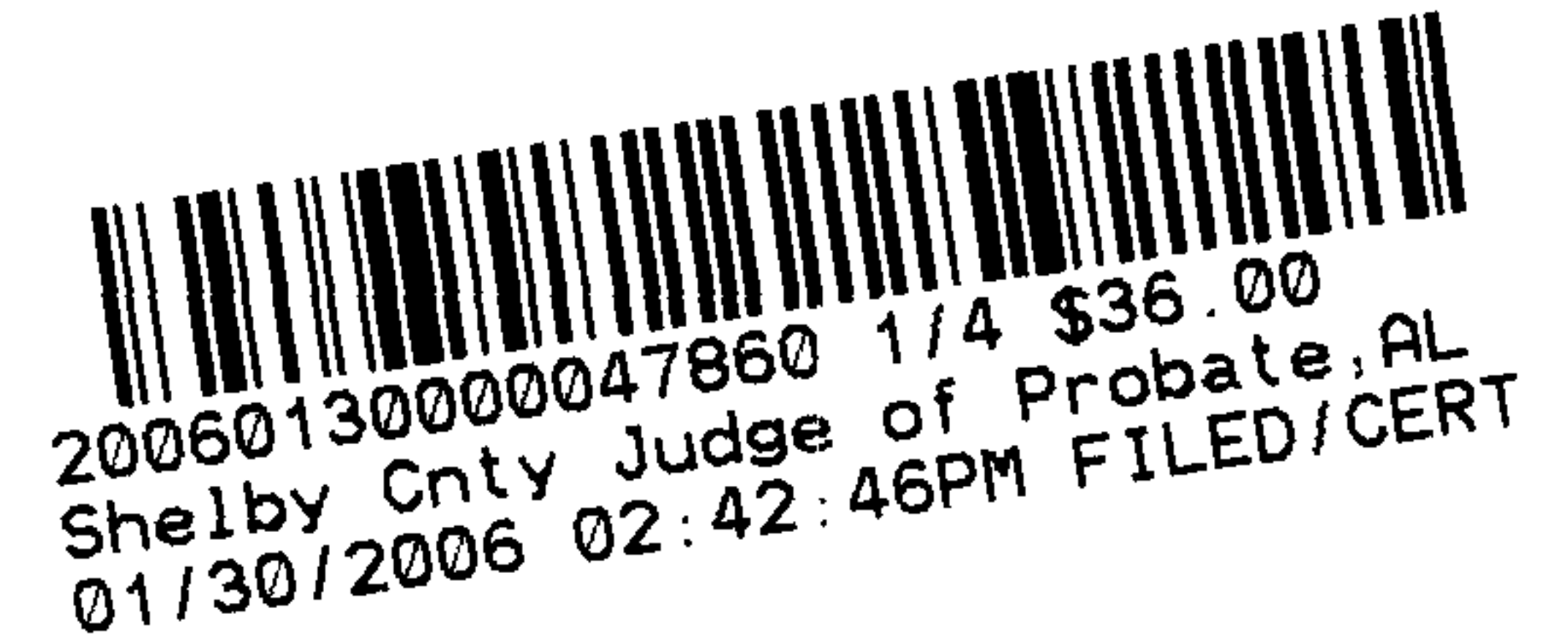
Gene M. Sellers, Attorney
3410 Independence Drive, Suite 200
Birmingham, Alabama 35209

SEND TAX NOTICE TO:

Ashley Phillips
100 Beacon Drive
Columbiana, AL 35051

Title Not Examined by Preparer

WARRANTY DEED



STATE OF ALABAMA

COUNTY OF SHELBY.

WHEREAS, Sue S. Phillips, died April 22, 2003, and her surviving spouse, Harry L. Phillips was appointed Personal Representative of her Estate, Probate Case No. PR-2003-000265 in the Probate Court of Shelby County, Alabama; and

WHEREAS, Harry L. Phillips, surviving spouse of Sue S. Phillips, deceased, disclaimed certain real property devised to him under the will of Sue S. Phillips; and

WHEREAS, Harry L. Phillips, surviving spouse of Sue S. Phillips and Personal Representative of the Estate of Sue S. Phillips, died January 5, 2005; and

WHEREAS, under the will of Sue S. Phillips, deceased, Probate Case No. PR-2003-000265, in the Probate Court of Shelby County, Alabama, disclaimed property was to go to a family trust created under her will; and, the family trust was to terminate at the death of surviving spouse, Harry L. Phillips and trust property was to be distributed to Sue S. Phillips' surviving children; and

WHEREAS, there was no deed transferring certain real property from the Estate of Sue S. Phillips to the family trust under the will of Sue S. Phillips; and

WHEREAS, Sabra P. Winkle, Harry LaDon Phillips, Jr., and Ashley P. Phillips, who are the surviving children of Sue S. Phillips and who are also the surviving trustees of the family trust created under the will of Sue S. Phillips, desire to place on record evidence of distribution of certain real estate, to the below listed devisee.

NOW THEREFORE:

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One DOLLAR and NO/00 (\$1.00) and other good and valuable considerations to the undersigned grantors in hand paid by grantee herein, the receipt whereof is acknowledged, we,

Sabra P. Winkle, a married woman, individually and as surviving trustee of the family trust created under the will of Sue S. Phillips deceased, Probate Case No. PR-2003-000265, in the Probate Court of Shelby County, Alabama;

20060130000047860 2/4 \$36.00
Shelby Cnty Judge of Probate, AL
01/30/2006 02:42:46PM FILED/CERT

Harry LaDon Phillips, Jr., a married man, individually and as surviving trustee of the family trust created under the will of Sue S. Phillips, deceased, Probate Case No. PR-2003-000265, in the Probate Court of Shelby County, Alabama; and

Ashley P. Phillips, a married man, individually and as surviving trustee of the family trust created under the will of Sue S. Phillips, deceased, Probate Case No. PR-2003-000265, in the Probate Court of Shelby County, Alabama;

hereby grant, bargain, sell, and convey unto Sabra P. Winkle, Harry LaDon Phillips, Jr., and Ashley P. Phillips, as tenants in common, an undivided interest in the following described real estate, situated in: Shelby County, Alabama, to-wit:

Lot 3 of Highlands Subdivision, Second Sector, as recorded in Map Book 6, Page 34 in the Probate Records of Shelby County, Alabama.

Subject to transmission line permits of record, restrictions shown on said plat, and restrictions recorded in the Probate Office of Shelby County, Alabama, in Deed Book 252, Page 11.

Sabra P. Winkle, Harry LaDon Phillips, Jr., and Ashley P. Phillips comprise all the heirs at law and next of kin of both Sue S. Phillips, deceased, and Harry L. Phillips, deceased.

THIS DEED IS INTENDED TO CONVEY 100% OF THE PROPERTY TO THE GRANTEES.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTORS, OR OF THEIR RESPECTIVE SPOUSES.

TO HAVE AND TO HOLD, to the said Grantees, their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and we are lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted 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 Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereto set our signatures and seals this the 23 day of JANUARY, 2006.

[Signature]
Witness

[Signature]
Witness

[Signature]
Witness

[Signature]
Sabra P. Winkle, individually and as
surviving trustee of the family trust created
under the will of Sue S. Phillips, deceased

[Signature]
Harry LaDon Phillips, Jr., individually and as
surviving trustee of the family trust created
under the will of Sue S. Phillips, deceased

[Signature]
Ashley P. Phillips, individually and as
surviving trustee of the family trust created
under the will of Sue S. Phillips, deceased

STATE OF ALABAMA,
COUNTY OF Jefferson.

I, the undersigned, a notary public in and for said county in said state, hereby certify that Sabra P. Winkle, 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.

Given under my hand and official seal this the 16th day of January, 2006.

[Signature]
Notary Public


STATE OF South Carolina,
COUNTY OF Greenville.

I, the undersigned, a notary public in and for said county in said state, hereby certify that Harry LaDon Phillips, Jr., 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, he executed the same voluntarily.

Given under my hand and official seal this the 23rd day of January, 2006.

[Signature]
Notary Public for S.C.
My Commission expires 4/19/11

STATE OF ALABAMA,
COUNTY OF Shelby.


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Shelby Cnty Judge of Probate, AL
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I, the undersigned, a notary public in and for said county in said state, hereby certify that Ashley P. Phillips, 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, he executed the same voluntarily.

Given under my hand and official seal this the 16 day of January, 2006.

SHEILA R. FOLEY
Notary Public - State of Alabama
My Commission Expires 9-11-2008

Sheila R. Foley
Notary Public

Shelby County, AL 01/30/2006
State of Alabama

Deed Tax: \$10.00