

THIS INSTRUMENT PREPARED BY:

ELIZABETH S. PARSONS

Blair and Parsons, P. C.

1711 Cogswell Avenue

Pell City, Alabama 35125

Send Tax Notice To:

DAVID W. MEACHAM

KARON P. MEACHAM


P. O. BOX 1607

PELL CITY, ALABAMA 35125

SURVIVORSHIP DEED

STATE OF ALABAMA

SHELBY COUNTY


20060220000081760 1/2 \$27.00
Shelby Cnty Judge of Probate, AL
02/20/2006 12:34:07PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Hundred Thirty Thousand and 00/100 (\$130,000.00) Dollars to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, James C. McGraw and John O. McGraw, as co-executors of The Estate of Lallouise F. McGraw, Probate Court of Shelby County, Alabama Probate Case No. PR-2005-000665 (herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto David W. Meacham and Karon P. Meacham, (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

FROM A 3/4" REBAR AT THE NW CORNER OF SECTION 11, TOWNSHIP 19 SOUTH, RANGE 2 EAST, SIGHTING (TRUE) SOUTH 00 DEGREES 13 MINUTES 47 SECONDS EAST, 5216.49 FEET ON A 1/2" PIPE AT THE SW CORNER OF SAID SECTION 11, TURN THENCE 00 DEGREES 32 MINUTES 18 SECONDS LEFT AND RUN SOUTH 00 DEGREES 46 MINUTES 05 SECONDS EAST FOR A DISTANCE OF 1343.09 FEET TO A 1/2" REBAR ON THE SOUTHERLY BOUNDARY OF MISTLE LANE (60' R.O.W.); THENCE RUN SOUTH 00 DEGREES 31 MINUTES 23 SECONDS WEST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 184.67 FEET TO A 5/8" REBAR; THENCE RUN NORTH 89 DEGREES 10 MINUTES 10 SECONDS EAST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 219.23 FEET TO A 5/8" REBAR; THENCE RUN NORTH 89 DEGREES 01 MINUTE 28 SECONDS EAST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 225.72 FEET TO A 1/2" REBAR; THENCE RUN NORTH 87 DEGREES 11 MINUTES 28 SECONDS EAST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 301.19 FEET TO A 1/2" REBAR ON THE WESTERLY BOUNDARY OF ALABAMA HIGHWAY NUMBER 25 (80 MINUTES R.O.W.); THENCE CONTINUE NORTH 87 DEGREES 11 MINUTES 28 SECONDS EAST FOR A DISTANCE OF 80.16 FEET TO A POINT ON THE EASTERLY BOUNDARY OF SAID ALABAMA HIGHWAY NUMBER 25; THENCE RUN SOUTH 11 DEGREES 44 MINUTES 23 SECONDS EAST ALONG SAID HIGHWAY BOUNDARY FOR A DISTANCE OF 194.67 FEET TO A 5/8" REBAR, BEING THE POINT OF BEGINNING OF HEREIN DESCRIBED PARCEL OF LAND; THENCE CONTINUE SOUTH 11 DEGREES 44 MINUTES 23 SECONDS EAST ALONG SAID HIGHWAY BOUNDARY FOR A DISTANCE OF 496.67 FEET TO A 5/8" REBAR; THENCE RUN NORTH 86 DEGREES 58 MINUTES 51 SECONDS EAST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 331.70 FEET TO A 1/2" REBAR; THENCE RUN NORTH 01 DEGREE 34 MINUTES 23 SECONDS WEST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 277.80 FEET TO A 1/2" REBAR; THENCE RUN NORTH 02 DEGREES 05 MINUTES 00 SECONDS WEST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 195.22 FEET TO A 5/8" REBAR; THENCE RUN NORTH 88 DEGREES 27 MINUTES 06 SECONDS WEST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 154.86 FEET TO A 3/4" PIPE; THENCE RUN SOUTH 88 DEGREES 13 MINUTES 12 SECONDS WEST ALONG AN ACCEPTED PROPERTY LINE FOR A DISTANCE OF 262.90 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED PARCEL OF LAND IN THE SW 1/4- NW 1/4 OF SECTION 11, TOWNSHIP 19 SOUTH, RANGE 2 EAST, SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. MINERAL AND MINING RIGHTS ARE NOT OWNED BY GRANTOR.

Shelby County, AL 02/20/2006
State of Alabama

Deed Tax: \$13.00

TO HAVE AND TO HOLD unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do for ourselves and for our heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that 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, their heirs and assigns, forever, against the lawful claims of all persons.


IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 10th day of February, 2006.

THE ESTATE OF LALLOUISE F.
MCGRAW

James C. McGraw
JAMES C. MCGRAW, CO-EXECUTOR

John O. McGraw
JOHN O. MCGRAW, CO-EXECUTOR

STATE OF ALABAMA
ST. CLAIR COUNTY


20060220000081760 2/2 \$27.00
Shelby Cnty Judge of Probate, AL
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I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JAMES C. MCGRAW and JOHN O. MCGRAW, 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, as co-executors of The Estate of Lallouise F. McGraw, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of February, 2006.

John S. Parsons
Notary Public