

STATE OF ALABAMA
COUNTY OF SHELBY

SURVIVORSHIP WARRANTY DEED

THIS INDENTURE, made and entered into on this 23rd day of March, 2006, by and between Joel E. Bearden, Jr. and wife, Peggy A. Bearden and Janice B. Peoples, a married woman, parties of the first part, and Janice B. Peoples, parties of the second part,

WITNESSETH:

FOR AND IN CONSIDERATION OF THE SUM OF _______ AND 00/100 DOLLARS (100 poo_____.00) to the parties of the first part, in hand paid by the parties of the second part, and other valuable consideration, the receipt whereof is hereby acknowledged, the parties of the first part has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto the parties of the second part for and during their joint lives and upon the death of either, to the survivor, in fee simple, the following described real estate, to-wit:

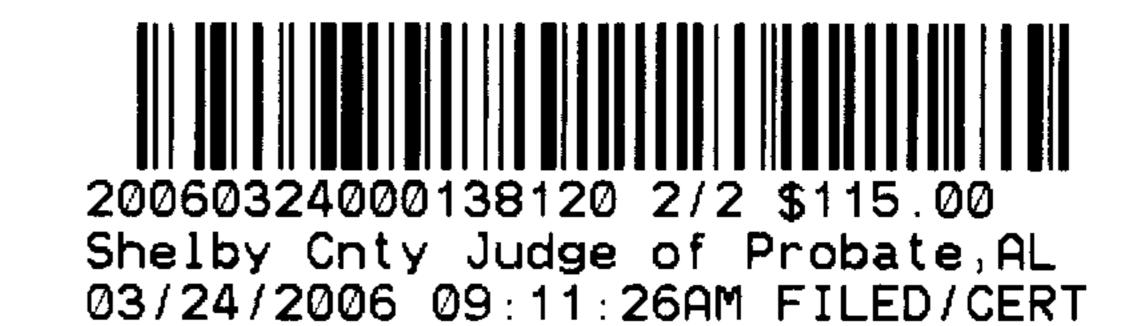
Commence at the Northeast Corner of the SW 1/4, Section 11, T-20S, R-3W; thence run westerly along the north boundary of said 1/4 for 444.94 feet to a point; thence turn a deflection angle of 66 deg. 25 min. 02 sec. to the left and run 712.43 feet to the point of beginning of the parcel herein described; thence continue along the last described course for 88.99 feet to a point; thence turn a deflection angle of 90 deg. 00 min. to the left and run 227.73 feet to a point; thence turn a deflection angle of 110 deg. 16 min. 10 sec. to the right and run 594.76 feet to a point; thence turn a deflection angle of 93 deg. 42 min. 01 sec. to the right and run 124.98 feet to a point; thence continue in the same direction along a curve to the left, having a radius of 958.39 feet and central angle of 11 deg. 54 min. 49 sec., for an arc distance of 199.28 feet to the end of said curve; thence continue in the same direction, tangent to said curve, for 240.03 feet; thence continue in the same direction along a curve to the left, having a radius of 599.18 feet and a central angle of 18 deg. 57 min., for an arc distance of 198.17 feet to the end of said curve; thence continue in the same direction, tangent to said curve, for 304.76 feet to a point on the east right-of-way line of Alabama Highway 261; thence turn a deflection angle of 94 deg. 28 min 52 sec. to the right and run along the ease right-of-way line of Alabama Highway 261 for 152.20 feet; thence continue in the same direction, along said right-of-way, along a curve to the right, having a radius of 1869.86 feet and central angle of 14 deg. 50 min., for an arc distance of 484.09 feet to the end of said curve; thence continue in the same direction, along said right-of-way, tangent to said curve, for 7.10 feet to a point; thence turn a deflection angle of 81 deg. 31 min. 38 sec. to the right and leaving said right-of-way run 460.30 feet to a point; thence turn a deflection angle of 90 deg. 00 min. to the right and run 60.00 feet to a point; thence turn a deflection angle of 90 deg. 00 min. to the left and run 525.00 feet to the point of beginning. Said parcel is located in the NE 1/4 of the SW 1/4 and the NW 1/4 of the SW 1/4, Section 11, T-20S, R-3W, and contains 15.1 acres.

NOTE: The land being conveyed herein is not a part of the homestead of the grantor(s) herein.

Subject to taxes for the current year, easements of record, easements as located, and restrictions of record, if any.

The mailing address of the grantee is:

TO HAVE AND TO HOLD, together with all and singular the rights, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, unto the



parties of the second part, for and during their joint lives, and upon the death of either of them, to the survivor, his or her heirs and assigns, in fee simple.

And the parties of the first part does hereby covenant with the part of the second parties that it is lawfully seized in fee of the said premises, that it has good right to sell and convey the same; that said premises are free from encumbrance, except as herein stated; and that it will forever warrant and defend the title to said premises against the lawful claims and demands of all persons, whosoever.

IN WITNESS WHEREOF, the parties of the first part have hereto set their hand and seal on this the day and year herein first above written.

Jack Bearden, Jr. SEAL Jel E. Bearden, Jr.

Reggy A. Bearden (SEAL)

Japice B. Peoples (SEAL)

Shelby County, AL 03/24/2006 State of Alabama

Deed Tax:\$100.00

State of Alabama County of Shelby

I, the undersigned, a Notary Public, in and for said State and County, hereby certify that on this 2000 day of March, 2006, personally appeared before me, Joel E. Bearden, Jr., Peggy A. Bearden and Janice B. Peoples, have executed the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, has executed the same voluntarily on this day.

WITNESS my hand and Notarial Seal this

23 colday of March, 2006.

My commission expires _

Notary Public

Notary Public for State at Large Qualified in Alabama Commission Expires August 8, 20