

This instrument was prepared by:

Mike T. Atchison
P O Box 822
Columbiana, AL 35051


20060619000292030 1/1 \$16.00
Shelby Cnty Judge of Probate, AL
06/19/2006 01:53:03PM FILED/CERT

Send Tax Notice to:
Michael Brandon Mooney
168 Airpark Drive
Wilsonville, AL 35186

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **FIVE THOUSAND DOLLARS and NO/100 (\$5,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **TERRI MOONEY, a married woman** grant, bargain, sell and convey unto **MICHAEL BRANDON MOONEY** the following described real estate, situated in: Shelby County, Alabama, to-wit:

Begin at the NW corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 2, Township 21 South, Range 1 East; thence run Easterly along the North line thereof for 1329.48 feet to the NE corner of said $\frac{1}{4}$ - $\frac{1}{4}$ Section; thence 90 degrees 03 minutes 13 seconds right run Southerly for 1337.56 feet to the SE corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence 89 degrees 48 minutes 14 seconds right run Westerly for 1330.27 feet to the SW corner of said $\frac{1}{4}$ - $\frac{1}{4}$ Section; thence 90 degrees 13 minutes 47 seconds right run Northerly for 1340.87 feet to the point of beginning.

Together with an easement for ingress and egress and utilities over and across the following described property: Begin at the NE corner of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 2, Township 21 South, Range 1 East; thence run East along the North line of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 15.00 feet; thence 90 degrees right run Southerly 30.00 feet; thence 90 degrees right run Westerly 50.21 feet to the Northwesterly side of an existing 20-foot easement; thence 38 degrees 12 minutes 19 seconds right run Northwesterly along said easement 48.50 feet to the North line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section; thence 141 degrees 47 minutes 41 seconds right run Easterly along said North line 73.32 feet to the point of beginning.

According to survey of Thomas E. Simmons, RLS #12945, dated January 28, 1997.
Situated in Shelby County, Alabama.

Subject to taxes for 2006 and subsequent years, restrictions, easements and rights of way of record.

This property constitutes no part of the household of the grantor, or of her spouse.

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (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, I have hereunto set my hand and seal this 19th day of June, 2006.

Shelby County, AL 06/19/2006
State of Alabama

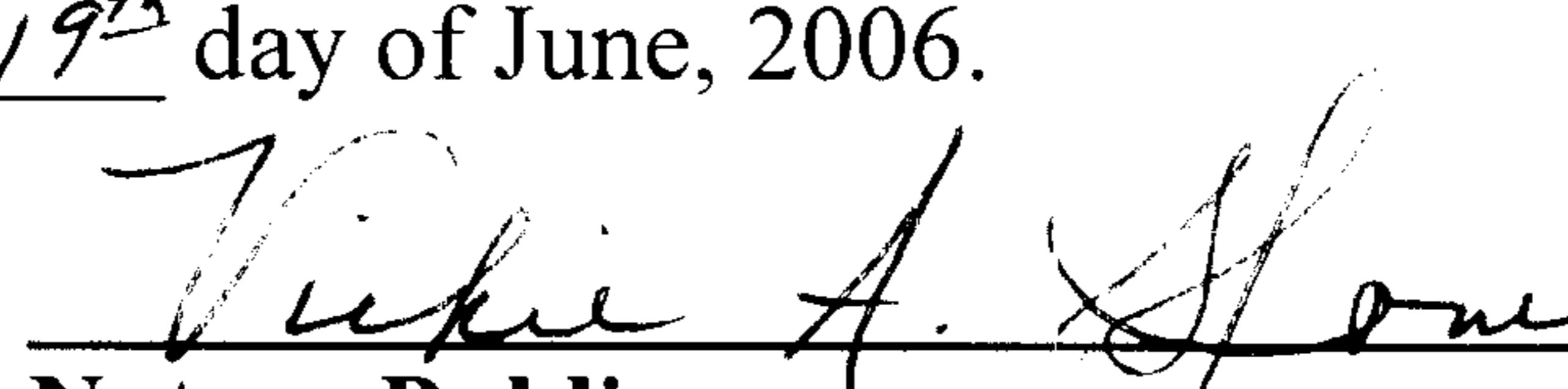
Deed Tax: \$5.00


Terri Mooney

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Terri Mooney, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of June, 2006.


Vickie A. Sloane
Notary Public

My Commission Expires: 3-19-08