

This instrument was prepared by: Wallace, Ellis, Fowler & Head P O Box 587
Columbiana, AL 35051

Send Tax Notice to:

Mr. and Mrs. Billy Joe Pickett
8054 Ban Creek Od.

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ONE HUNDRED FIFTEEN THOUSAND AND NO/00 (\$115,000.00), to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, David Z. Brazeel and wife, Ann H. Brazeel, (herein referred to as grantor, whether one or more) does grant, bargain, sell and convey unto, Billy Joe Pickett and wife, Johnnie Pickett, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Subject to taxes for 2007 and subsequent years, easements, restrictions, rights of way and permits of record.

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 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 18th day of December, 2006.

David Z. Brazgel

Ann H. Brazeel

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that David Z. Brazeel and Ann H. Brazeel, 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.

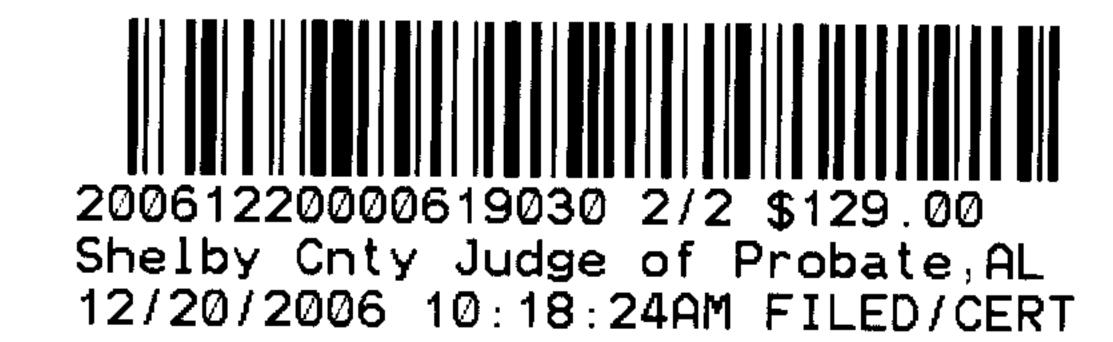
Notary Public

Given under my hand and official seal this 1844 day of December, 2006.

My commission expires: 9/12/07

EXHIBIT "A"

LEGAL DESCRIPTION



A parcel of land situated in the NE 1/4 of the SE 1/4 of Section 20, Township 20 South, Range 1 East, Shelby Commerces of the New York Particularly described as follows:

Commence at the Northeast comer of the NE 1/4 of the SE 1/4 of said Section, Township and Range; thence South 00 degrees 00 minutes 07 seconds West, a distance of 523.09 feet to a point lying on the Westerly R. O.W. line of Shelby County Highway 55, (80° R · O.W.), said point also being the beginning of a curve to the left, chord which bears South 10 degrees 44 minutes 17 seconds West, and a chord distance of 255.02 feet; thence along the arc of said curve and said R.O.W. line, a distance of 255.40 feet to the POINT OF BEGINNING; thence South 84 degrees 26 minutes 41 seconds West and leaving said R.O.W. line, a distance of 212.73 feet; minutes 18 seconds East a distance of 153.53 feet; thence South 86 degrees 55 minutes 17 seconds east a degrees 50 minutes 20 seconds West and along said R.O.W. line of above said Highway 55; thence North 01 being the beginning of a curve to the right, having a radius of 1340.00 feet, a central angle of 08 degrees 10 a chord distance of 191.01 feet; thence along the arc of said curve and said R.O.W. line a distance of 191.01 feet; thence along the arc of said curve and said R.O.W. line a distance of 191.17

Also an easement for ingress and egress described as follows:

Begin at the Northeast corner of the NE 1/4 of the SE 1/4 of Section 20, Township 20 South, Range 1 East, Shelby County, Alabama; thence South 00 degrees 00 minutes 07 seconds West, a distance of 523.09 feet to a point lying on the Westerly R.O.W. line of Shelby county Highway 55, 80 foot R.O.W., said point also being the beginning of a curve to the left, having a radius of 1340.00 feet, a central angle of 10 degrees 55 minutes 14 distance of 255.02 feet; thence along the arc of said curve and said R.O.W. line, a distance of 255.40 feet to a 08 degrees 10 minutes 26 seconds and subtended by a chord which bears South 1 degree 11 minutes 27 distance of 191.17 feet; thence South 1 degree 50 minutes 20 seconds East and along said R.O.W. line a distance of 66.96 feet to the POINT OF BEGINNING OF SAID CENTERLINE; thence North 86 degrees 55 SAID CENTERLINE.

Shelby County, AL 12/20/2006

State of Alabama

Deed Tax:\$115.00