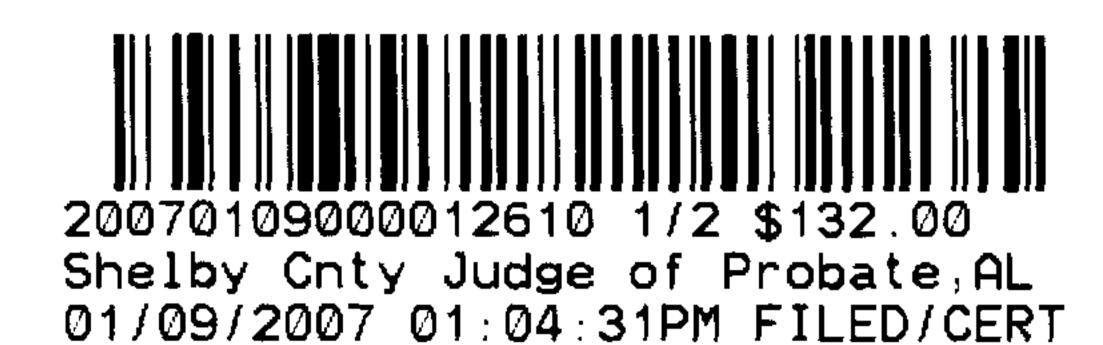
SEND TAX NOTICE TO:
Bettina G. Dillashaw

364 Highway 446
Columbiana, AL 35051

This instrument was prepared by Shannon E. Price, Esq. P. O. Box 19144
Birmingham, AL 35219



WARRANTY DEED

STATE OF Alabama

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

That in consideration of One Hundred Eighteen Thousand and No/100 Dollars (\$118,000.00)

To the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged,,

Edna Carter, an unmarried woman (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Bettina G. Dillashaw, an unmarried woman (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A PARCEL OF LAND SITUATED IN THE NW 1/4 OF THE SE 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 1 WEST, SHELBY COUNTY, ALABAMA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SW CORNER OF ABOVE SAID 1/4-1/4, SAID POINT BEING THE PONT OF BEGINNING; THENCE N90°00'00"E, A DISTANCE OF 668.28'; THENCE N00°16'53"E, A DISTANCE OF 210.40'; THENCE N89°48'05"E, A DISTANCE OF 209.84"; THENCE S00°05'41"E, A DISTANCE OF 211.13'; THENCE N90°00'00"E, A DISTANCE OF 457.07'; THENCE N01°21'29"E, A DISTANCE OF 457.40'; THENCE N89°23'05"W, A DISTANCE OF 211.57'; THENCE N89°30'13"W, A DISTANCE OF 453.34'; THENCE N00°20'57"E, A DISTANCE OF 108.00'; THENCE N89°30'19"W, A DISTANCE OF 455.54'; THENCE S01°10'56"W, A DISTANCE OF 290.77' TO THE CENTER OF A CREEK; THENCE S65°39'00"W AND ALONG SAID CENTER, A DISTANCE OF 43.24'; THENCE N73°04'33"W AND ALONG SAID CENTER, A DISTANCE OF 18.91'; THENCE N15°29'06"W AND ALONG SAID CENTER, A DISTANCE OF 19.48'; THENCE N65°30'28"W AND ALONG SAID CENTER, A DISTANCE OF 45.08'; THENCE N38°25'46"W AND ALONG SAID CENTER, A DISTANCE OF 37.85'; THENCE S78°00'39"W AND ALONG SAID CENTER, A DISTANCE OF 56.82'; THENCE S85°54'25"W AND ALONG SAID CENTER, A DISTANCE OF 32.20'; THENCE S01°10'56"W AND LEAVING SAID CENTER OF CREEK, A DISTANCE OF 325.40' TO THE POINT OF BEGINNING.

SITUATED IN SHELBY COUNTY, ALABAMA

Edna Carter is the surviving Grantee from that Deed recorded in Book 301, Page 676. Cecil Carter having died on May 18, 1995.

Subject to:

- 1. The lien of Ad Valorem taxes for the year 2007 are a lien but neither due nor payable until 1 October, 2007.
- 2. Municipal improvements assessments and fire district dues against subject property, if any.
- 3. Title to all oil, gas and minerals within and underlying the premises, together with all oil and mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights.

Shelby County, AL 01/09/2007

State of Alabama

Deed Tax:\$118.00

200701090000012610 2/2 \$132.00 Shelby Cnty Judge of Probate, AL 01/09/2007 01:04:31PM FILED/CERT

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, that 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**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors have hereunto set his/her/their hand(s) and seal(s), this January 05, 2007

Edna Carter (Seal)

STATE OF Alabama

General Acknowledgment

Jefferson COUNTY

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I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Edna Carter, an unmarried woman 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 have/has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this January 05, 2007.

Notary Public.

Richard B. McClelland My Commission Expires: 10-19-2010

WARRANTY DEED
Closers' Choice