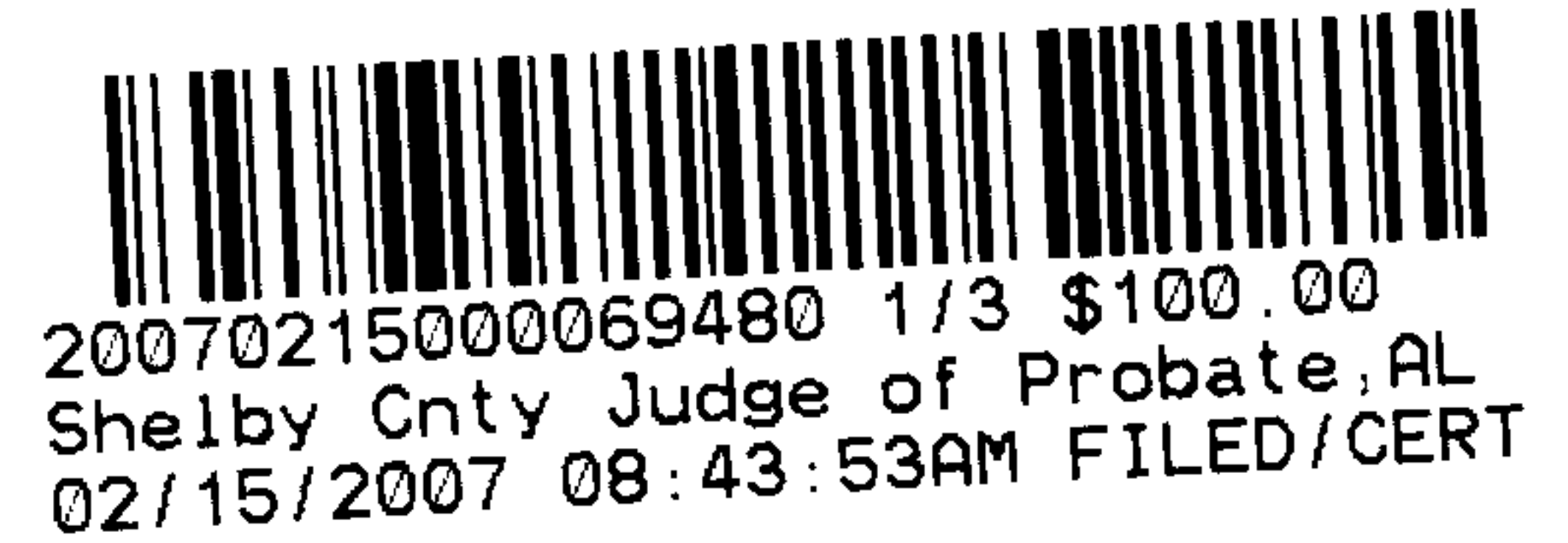




INSTRUMENT PREPARED WITHOUT BENEFIT OF EXAMINATION

This instrument was prepared by
Mitchell A. Spears
Attorney at Law
P.O. Box 119 205/665-5102
Montevallo, AL 35115-0091 205/665-5076

Send Tax Notice to:
(Name) Leon L. Adamson
(Address) 4133 Highway 18
Montevallo, AL 35115

Warranty Deed

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **EIGHTY-TWO THOUSAND AND 00/100, (\$82,000.00)** -----
DOLLARS to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt
whereof is acknowledged, I or we, **GALE L. WALKER (formerly known as GALE L. ALLEN), and husband,**
DENVER D. WALKER, (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto
LEON L. ADAMSON (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 being and lying in the South ½ of Fraction B of Fractional Section 12, Township 24 North,
Range 12 East, Shelby County, Alabama, more particularly described, as follows:

Commence at the NE corner of the S ½ of Fraction B of Fractional Section 12, Township 24 North, Range 12
East in Shelby County, Alabama; thence run North 70 degrees 30 minutes West a distance of 538 feet to a point
on the West right of way of Shelby County Paved Road No. 18; thence run South a distance of 122 feet along
the West right of way of said road to the point of beginning which is on the West right of way of said road;
thence continue along the West right of way of said road and a curve to the right with a cord bearing point to
point of South 11 degrees 00 minutes West a distance of 203 feet to a point on the West right of way of said
road; thence run North 53 degrees 30 minutes West a distance of 175 feet to a point; thence run North 23
degrees 00 minutes East a distance of 32 feet to a point; thence run North 70 degrees 30 minutes West a
distance of 228 feet to a point; thence run North 8 degrees 30 minutes East a distance of 107 feet to a point;
thence run South 73 degrees 30 minutes East a distance of 378 feet to the point of beginning.

THE LEGAL DESCRIPTION OF THE ABOVE-REFERENCED PROPERTY IS BASED UPON SURVEY
OF HORACE RAY EDWARDS, PROFESSIONAL ENGINEER AND LAND SURVEYOR (ALABAMA
REGISTRATION NUMBER 9132), PERFORMED IN NOVEMBER, 1984.

LESS AND EXCEPT:
That portion of the above-described real property, more specifically described as follows:

Commence at the N.E. Corner of the S.E. ¼ of the S.E. ¼ of Section 4, Township 24 North, Range 12 East,
Shelby County Alabama; thence run South 53 degrees 47 minutes 30 seconds East for 761.99 feet to an Iron Pin
at fence post as the POINT OF BEGINNING; thence run South 73 degrees, 30 minutes 00 seconds East a
distance of 178.00 feet to an Iron Pin Set; thence run South 9 degrees 15 minutes 30 seconds West a distance of
116.20 feet to an Iron Pin Set; thence run North 70 degrees 30 minutes 00 seconds West a distance of 178.00
feet to an Iron Pin Set; thence run North 8 degrees 30 minutes 00 seconds East a distance of 107.00 feet to the

POINT OF BEGINNING; said parcel is lying in the S.E. $\frac{1}{4}$ of Section 4, Township 24 North, Range 12 East, Shelby County Alabama.

THE LEGAL DESCRIPTION OF THE EXCEPTED PARCEL IS BASED UPON THAT CERTAIN SURVEY OF FRANK B. GARRETT, JR., PROFESSIONAL ENGINEER (ALABAMA REGISTRATION NUMBER 9500), SAME OF WHICH IS UNDATED, BUT IS SUBSEQUENT TO THE ABOVE-REFERENCED EDWARDS SURVEY.

SOURCE OF TITLE: Warranty Deed recorded in the Office of the Probate Judge, Shelby County, Alabama, at Deed Book 026, Page 380. **Said Source of Title was subject to life estates reserved by Louise A. Stone and Edwin E. Stone. Edwin E. Stone deceased on or about August 13, 1997, and Louise A. Stone deceased on or about December 13, 2002.**

RESERVATION OF EASEMENT:

Grantors herein do hereby specifically reserve an Easement appurtenant for ingress, egress and utilities, upon and across the South side of the property herein conveyed to Grantee; said Easement consisting of twenty (20) feet of uniform width, with the center line of said easement being more particularly described, as follows: Commence at the SE corner of the property hereinabove conveyed to Grantee; thence proceed Northeasterly along the Westerly right of way of Shelby County Paved Road No. 18 for 10 feet; thence run North 53 degrees, 30 minutes West, a distance of 165 feet to a point; thence run North 23 degrees, 00 minutes East a distance of 32 feet to a point; thence run North 70 degrees, 30 minutes West a distance of 50 feet, more or less, to the Easterly boundary of the property herein excepted from the conveyance to Grantee, constituting the end of the centerline of said easement.

GALE L. WALKER IS ONE AND SAME PERSON AS GALE L. ALLEN, AS REFERENCED WITHIN THE ABOVE-DESIGNATED SOURCE OF TITLE.

SUBJECT TO:

- Rights, reservations and restrictions of record, inclusive of mineral rights not owned by Grantors, and property taxes for 2007 and subsequent years.

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 grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s), this 12th day of February, 2007.

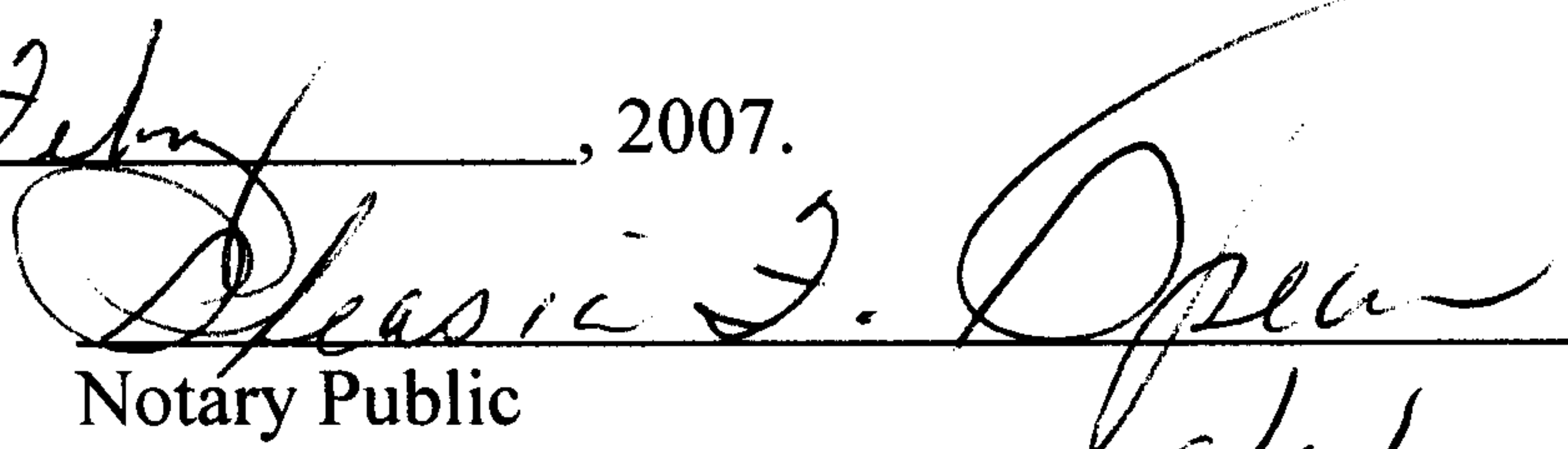
Gale L. Walker
GALE L. WALKER

Denver D. Walker
DENVER D. WALKER

STATE OF ALABAMA)
COUNTY OF SHELBY)


20070215000069480 3/3 \$100.00
Shelby Cnty Judge of Probate, AL
02/15/2007 08:43:53AM FILED/CERT

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **GALE L. WALKER and DENVER D. WALKER**, 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.

Given under my hand and official seal this 12th day of February, 2007.

Notary Public
My commission expires: 9/6/2010

Shelby County, AL 02/15/2007
State of Alabama
Deed Tax: \$82.00