

Parcel I.D. #:

Send Tax Notice To: Teresa Payne Conner
P.O. Box 402
Calera, AL 35040

WARRANTY DEED

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

Know all men by these presents, that in consideration of the sum of Five Thousand Dollars and 00/100 (\$5,000.00), the receipt of sufficiency of which are hereby acknowledged, that **Jeanette Payne, the widow of Earl David Payne, having died intestate on or about 09 February, 2004**, hereinafter known as GRANTOR, does hereby bargain, grant, sell and convey the following described real property being situated in Shelby County, Alabama, to **Teresa Payne Conner, a married woman**, hereinafter known as the GRANTEE;

Commence at the SW corner of the NE 1/4 of the NW 1/4 of Section 20, Township 22 South, Range 2 West, thence run East along the South line of said 1/4-1/4 Section a distance of 233.56 feet to the East R.O.W. line of a County Highway; Thence continue in the same direction along the South line of said 1/4-1/4 Section a distance of 300.00 feet to a point; Thence turn left an angle of 80 degrees 54' and run a distance of 87.09 feet; Thence turn left an angle of 99 degrees 06' and run a distance of 340.33 feet to a point; Thence turn an angle to the left of 107 degrees 10' and run along the East R.O.W. of a county Highway to the Point of Beginning.

Subject to any and all easements, rights of way and restrictions of record.

This deed was prepared with the benefit of a title search was not performed, and a survey was not performed. The legal description was taken from that certain instrument recorded in Book 274, Page 502, in the Probate Judge's Office of Shelby County, Alabama.

TO HAVE AND TO HOLD to the said GRANTEE, together with every contingent remainder and right of reversion.

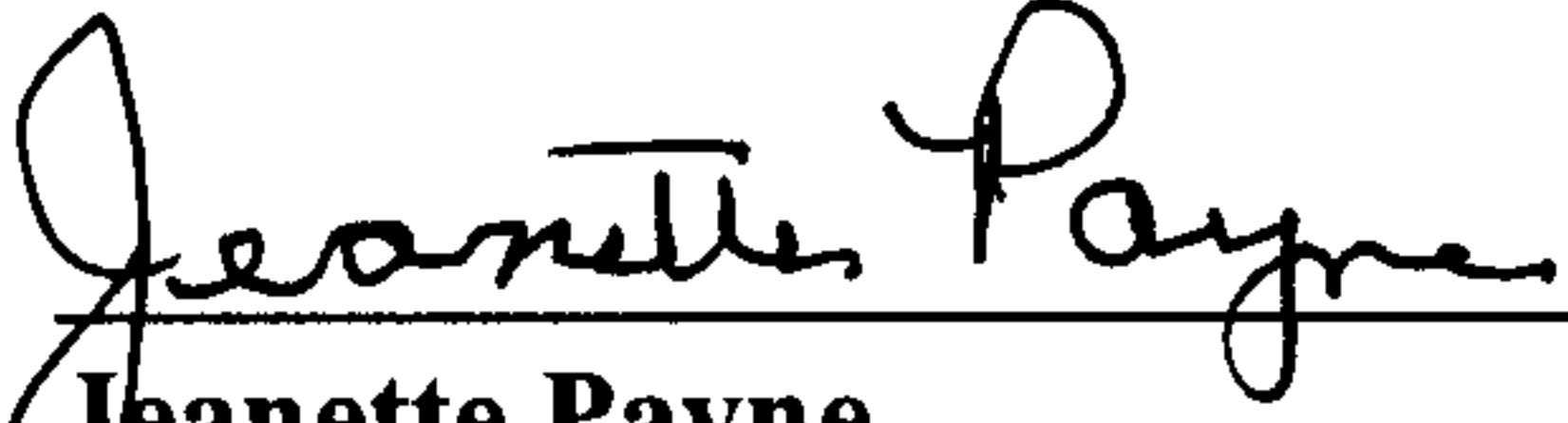
And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs, and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall



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Shelby Cnty Judge of Probate, AL
06/07/2007 01:34:33PM FILED/CERT

warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, on this the 07 Day of NOVEMBER, 2006.



Jeanette Payne
Grantor

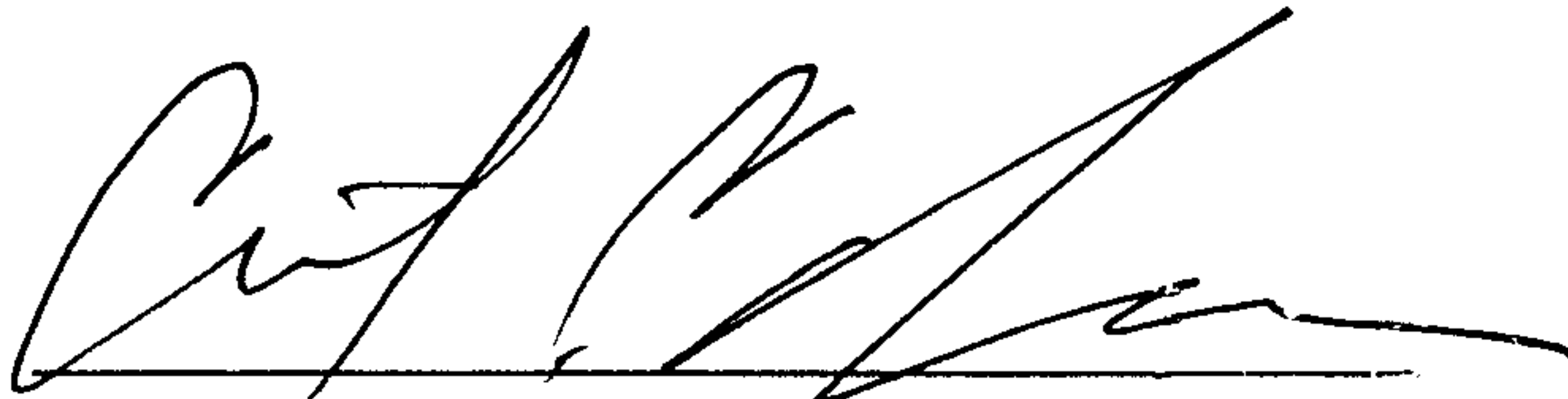
Shelby County, AL 06/07/2007
State of Alabama

Deed Tax: \$5.00

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said State, do hereby certify that *Jeanette Payne, the widow of Earl David Payne having died intestate on or about 09 February, 2004*, whose name is signed to the foregoing conveyance, and who is personally known to me, acknowledged before me and my official seal of office, that she did execute the same voluntarily on the day the same bears date.

Given under my hand and official seal of office on this the 07 Day of NOVEMBER, 2006.



NOTARY PUBLIC

My Commission Expires: 26 March, 2008

This Instrument Prepared By:

Clint C. Thomas, P.C.
Attorney at Law
P.O. Box 1422
Calera, AL 35040