

This Instrument Prepared By:
Christopher R. Smitherman, Attorney at Law
Law Offices of Christopher R. Smitherman, L.L.C.
Post Office Box 261
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
Entrust Administration of the
Southeast
2663 Valleydale Road, Ste 223
Birmingham, AL 35244

STATE OF ALABAMA)

SHELBY COUNTY)

WARRANTY DEED

20071207000554690 1/2 \$84.00
Shelby Cnty Judge of Probate, AL
12/07/2007 08:47:54AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **Seventy Thousand and 00/100 Dollars (\$70,000.00)** and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Beverly Dawn Dudley, a single person**, hereinafter called "Grantors," do hereby GRANT, BARGAIN, SELL AND CONVEY unto **Entrust Administration of the Southeast FBO Karl Jones IRA**, hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County**, Alabama, to-wit:

See attached Exhibit "A".

Subject to all items of record.

Note: This Property is not homestead property for the Grantor.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantors, doindividually and for the heirs, executors, and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 19th day of November, 2007.

GRANTOR

Beverly Dawn Dudley (L.S.)
Beverly Dawn Dudley

STATE OF ALABAMA)

SHELBY COUNTY)

ACKNOWLEDGMENT

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted name, Beverly Dawn Dudley, which is signed to the foregoing Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said persons executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 19th day of November, 2007.

NOTARY PUBLIC

My Commission Expires: 5/13/08

COMMITMENT FOR TITLE INSURANCE

SCHEDULE A

File No.: s-07-16168

Commitment No.: C-s-07-16168

EXHIBIT A

PARCEL NO. 4:

Commence at the NW corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 23, Township 21 South, Range 3 West, Shelby County, Alabama, and run thence Southerly along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ a distance of 481.12 feet to the point of beginning of the property being described; thence continue along last described course a distance of 118.88 feet to a point; thence turn 88 degrees 28 minutes 12 seconds left and run Easterly 229.00 feet to a point; thence turn 88 degrees 28 minutes 12 seconds right and run Southerly 418.00 feet to a point; thence turn 88 degrees 28 minutes 12 seconds left and run Easterly 737.89 feet to a point; thence turn 90 degrees 54 minutes 34 seconds left and run Northerly 188.97 feet to a point; thence turn 73 degrees 25 minutes 19 seconds left and run Northwesterly 459.03 feet to a point; thence turn 89 degrees 57 minutes 16 seconds right and run 64.16 feet to a point; thence turn 86 degrees 31 minutes 20 seconds left and run Northwesterly 440.00 feet to a point; thence turn 11 degrees 39 minutes 35 seconds left and run 138.92 feet to the point of beginning.

Less and except any part of the right of way Bailey Road that is within above described property.

Shelby County, AL 12/07/2007
State of Alabama

Deed Tax: \$70.00

**STEWART TITLE
GUARANTY COMPANY**