

STATE OF ALABAMA
COUNTY OF SHELBY

20080118000024850 1/1 \$212.00
Shelby Cnty Judge of Probate, AL
01/18/2008 08:56:42AM FILED/CERT

1/8 200,000.00
RH

WARRANTY DEED

THIS INDENTURE made and entered into on this 17th day of January, 2008, by and between Lee M. Pearson, Jr., Katie L. Pearson, and David L. Pearson, hereinafter referred to as Grantors, and Clarence L. Moss, III, and wife, Renee Moss, hereinafter referred to as Grantees.

WITNESSETH: That the Grantors, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, cash in hand paid this day by the Grantees, and other good and valuable considerations, receipt of which is hereby acknowledged, do hereby give, grant, bargain, sell, convey and confirm unto the said Grantees, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in the County of **Shelby**, State of Alabama, more particularly described as follows, to wit:

THE EAST ½ OF THE SOUTHWEST ¼ OF THE NORTHWEST ¼; SOUTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 25, TOWNSHIP 21 SOUTH, RANGE 4 WEST, SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD the lot or parcel of land above described, together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise pertaining, unto the said Grantees together with every contingent remainder and right of reversion.

GRANTORS do hereby covenant with and represent unto the said Grantees, their heirs, executors and administrators, that Grantors are lawfully seized in fee of the real estate above described; that the same is free of all liens and encumbrances except ad valorem taxes for the tax year of conveyance, easements, rights of way and restrictions of record; that Grantors have a good and lawful right to sell and convey the same as aforesaid; and that Grantors, Grantors' heirs, executors and administrators shall warrant and defend the title to same unto the said Grantees, their heirs, executors and administrators, except as to said taxes, easements, rights of way and restrictions of record.

IN WITNESS WHEREOF, the said Grantors have hereunto signed and sealed this instrument on the day and year first above written.

Lee M. Pearson Jr.
Lee M. Pearson, Jr.

Katie L. Pearson
Katie L. Pearson

David L. Pearson
David L. Pearson

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned Notary Public in and for said County and State, hereby certify that Lee M. Pearson, Jr., Katie L. Pearson, and David L. Pearson, 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 such conveyance they executed the same voluntarily on the day and year first above written.

Given under my hand and seal this 17th day of January, 2008.

This Instrument Prepared By:
Richard E. Dick
Dick & Miller, P.C.
200 Clinton Avenue, Suite 1050
Huntsville, AL 35801
(256) 564-7317

Renee Hurst
Notary Public

My Commission Expires: 9-27-11 MY COMMISSION EXPIRES