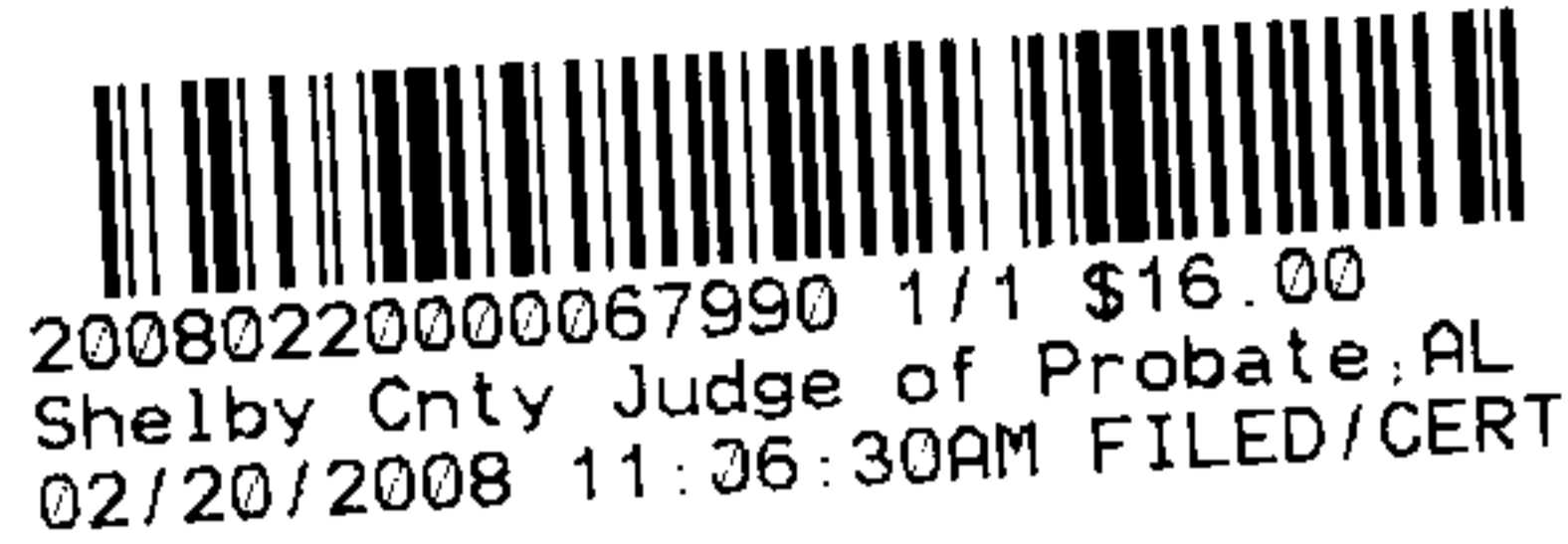


THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.
LEGAL DESCRIPTION WAS PROVIDED BY GRANTOR.

This Instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051



Send Tax Notice to:
James & Linda Darden
454 Shelby Springs Farms
Calera AL 35040

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration FIVE THOUSAND AND NO/00 (\$5,000.00), and other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **GEORGE WALLING AND WIFE, SONJA WALLING, (herein referred to as Grantor)** grant, bargain, sell and convey unto, **JAMES DARDEN AND WIFE, LINDA DARDEN (herein referred to as Grantees)**, the following described real estate, situated in: SHELBY County, Alabama, to-wit:

Part of LOT 103, according to the survey of the SHELBY SPRINGS FARMS, CAMP WINN, SECTOR II, PHASE 2, as recorded in Map Book 26, Page 58, in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Parcel A

Commence at the Northwestern corner of Lot 103, being a common corner of Lots 103 and 104; thence S 46 degrees 37 minutes 58 seconds E along said common lot line 129.43 feet to the Point of Beginning; thence continue along last course S 46 degrees 37 minutes 58 seconds E a distance of 89.99 feet; thence N 5 degrees 38 minutes 38 seconds E a distance of 14.74 feet; thence N 54 degrees 49 minutes 40 seconds W a distance of 81.80 feet to the Point of Beginning.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2007.
2. Easements, restrictions, rights of way, and permits of record.

Shelby County, AL 02/20/2008
State of Alabama
Deed Tax: \$5.00

This property constitutes no part of the homestead of the Grantor.

\$0.00 of the above-recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 1st day of ~~August~~^{Feb}, 200~~8~~⁹.

GEORGE WALLING

SONJA WALLING

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that **GEORGE WALLING and wife, SONJA WALLING**, 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 1st day of ~~August~~^{Feb}, 200~~8~~⁹.

Notary Public

My Commission Expires: 10-16-2008

