This instrument was prepared by: Mary L. Gifford, Attorney at Law 2080 Valleydale Road, Suite 16 Birmingham, AL 35244

Send Tax Notice To: Schella and Donald Cross 1913 Chandaway Court Pelham, AL 35124

20080304000088950 1/4 \$27.00 Shelby Cnty Judge of Probate, AL 03/04/2008 03:52:23PM FILED/CERT

Shelby County, AL 03/04/2008 State of Alabama

Deed Tax:\$5.00

STATE OF ALABAMA

COUNTY OF SHELBY

SALES PRICE \$5,000.00

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten and 00/100 dollars (\$10.00) in hand paid to Clay Montgomery Holland, Personal Representative of the Estate of H. Sherman Holland aka Sherman Holland aka Sherman Holland, Jr., deceased, an estate, herein referred to as Grantor, in hand paid by Schella Cross and husband Donald Cross, herein referred to as Grantees whether one or more, the receipt whereof is hereby acknowledged, the said Grantor does grant, bargain, sell and convey unto said Grantees as joint tenants with right of survivorship all right, title, interest and claim in and to the following described real estate situated in Shelby, Alabama to-wit:

See attached Legal Description Exhibit A

Subject to:

Ad valorem taxes for 2008, not yet due and payable

All easements, rights-of-way, restrictions and encumbrances of record.

Any mineral and/or mining rights not owned by Seller

Present Zoning Classification (Residential)

Residential Utility Easements serving the property, residential subdivision covenants and restrictions, and building lines of record, provided that none of the foregoing

materially impair use of the property for residential purposes.

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.

SAID GRANTOR does for the Estate of H. Sherman Holland aka Sherman Holland aka Sherman Holland, Jr., deceased, his heirs, personal representatives, executors and administrators covenant with said Grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that it has a good right to sell and convey the same as aforesaid and that it will, and its heirs, executors and administrators, shall warrant and defend the same to the said Grantee, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Clay Montgomery Holland, Personal Representative of the Estate of H. Sherman Holland aka Sherman Holland aka Sherman Holland, Jr., deceased, has hereto set forth his signature and seal this the 27th day of February, 2008.

Clay Montgomery Holland, personal representative of the Estate of H. Sherman Clay Montgomery Holland, Personal Representative of the Estate of H. Sherman Holland Holland aka Sherman Holland aka Sherman Holland, Jr., deceased

STATE OF ALABAMA

COUNTY OF SHELBY

I, the Undersigned, a Notary Public in and for said County, in said State, hereby acknowledge that Clay Montgomery Holland, whose name as Personal Representative of the Estate of H. Sherman Holland aka Sherman Holland aka Sherman Holland, Jr., an estate, is signed to the foregoing conveyance, and who is either known to me or has proven his identity to me by good and sufficient evidence, acknowledged before me on this day that, having been informed of the contents of this conveyance, he as such Personal Representative and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27-4

Notary Public - Mary L. Gifford My Commission expires: 07/08/09

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ExhibitA

A parcel of land situated in the west half of the southeast quarter of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, and more particularly described as follows:

Beginning at the northeast corner of the northwest quarter of the southeast quarter of Section 1, Township 20, Range 3 West, thence southerly along the east line of said quarter-quarter section for a distance of 1326.44 feet to the southeast corner of said quarter-quarter section; thence in a southerly direction along the east line of the southwest quarter of the southeast quarter of said Section 1 for a distance of 345.69 feet to the northeast corner of Chandalar South Townhouses, as recorded in Map Volume 7 on Page 166 in the Office of the Judge of Probate, Shelby County, Alabama; thence turn an angle to the right of 90 degrees and run in a westerly direction for a distance of 429.03 feet along the north line of Chandalar South Townhouses; thence turn an angle to the left of 32 degrees 43 minutes 15 seconds and run in a southwesterly direction along the northwest line of said Chandalar South Townhouses for a distance of 448.16 feet to the easterly right-of-way line of a 100 foot wide Alabama Power Company transmission line easement; thence northwesterly along said easement a distance of 340 feet to the southwest corner of lot 72, as recorded in Chandalar South Second Sector in Map Volume 6, Page 12, in the Office of the Judge of Probate, Shelby County, Alabama; thence northeasterly 152.52 feet; thence

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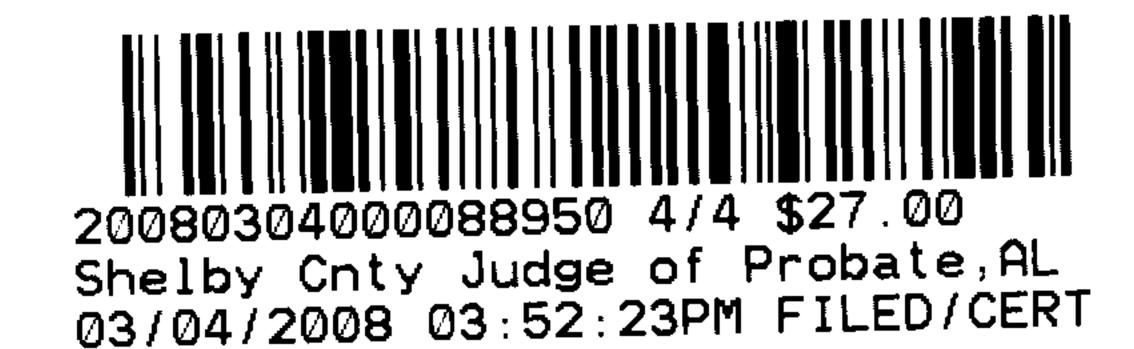
southeasterly 297.85 feet to the southeasterly corner of lot 74 of said Chandalar South Second Sector; thence turn an angle to the left of 16 degrees 43 minutes 04 seconds and run in a northeasterly direction along the southeasterly line of said lot 75 of said Chandalar South second Sector for a distance of 210 feet; thence turn an angle to the left of 80 degrees, 00 minutes, 00 seconds and run in a northwesterly direction along the easterly line of Lot 75 for a distance of 103.00 feet to the southwesterly corner of Lot 77, Chandalar South Second Sector; thence turn an angle to the right of 79 degrees 28 minutes 20 seconds and run in a northeasterly direction along the southeasterly lines of Lots 77 and 78 for a distance of 226.10 feet to the point of intersection on the southeasterly line of Lot 78; thence turn an angle to the left of 44 degrees 43 minutes 20 seconds and run in a northerly direction along the easterly lines of Lots 78 and 79 for a distance of 285.00 , feet (recorded) 284.96 feet (measured) to the southeasterly corner of Lot 80 of said Chandalar South Second Sector; thence turn an angle to the right of 7 degrees 07 minutes. and 30 seconds and run in a northeasterly direction for a distance of 120.93 feet to the northeasterly corner of Lot 80; thence turn angle to the left of 18 degrees 43 minutes 34 seconds and run along the easterly line of Lot 81 in a northwesterly direction for a distance of 135.82 feet to the northeasterly corner of Lot 81; thence turn an angle to the right of 10 degrees 37 minutes 54 seconds and run along the easterly line of Lot 82 for a distance of 153.69 feet (recorded) 153.67 feet (measured) to the northeasterly corner of Lot 82; thence turn an angle to the right of 13 degrees 37 minutes 14 seconds (recorded) 13 degrees 37 minutes 54 seconds (measured) and run in a northeasterly direction along the easterly line of Lot 83 of said Chandalar South Second Sector for a distance of 112.13 feet (recorded) 112.16 feet (measured) to the northeasterly corner of Lot 83; thence turn an angle to the right of 85 degrees 05 minutes 35 seconds and run in an easterly direction for a distance of 175.00 feet; thence turn an angle to the left of 58 degrees 19 minutes 50 seconds and run in a northeasterly direction for a distance of 274.84 feet; thence turn an angle to the left of 34 degrees 44 minutes 10 seconds and run in a northerly direction for a distance of 86.27 feet; thence turn an angle to the right of 46 degrees 14 minutes 42 seconds and run in a northeasterly direction for a distance of 183.69 feet to the point of beginning.

Subject to ad valorem taxes for the year 1996, all easements, restrictions, rights-of-way and other matters of public record.

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Property being conveyed is tax parcel id # 13-1-01-4-002-062 occarclusively and in its entirety

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the northeast corner of quarter of the southeast quarter of Section 1, Township 20, Range 3 West, thence in a southerly direction 1635 feet; thence in a westerly direction 430 feet; thence in a northwesterly direction for a distance of 210 feet to a point; said point baing the eastern most corner of Lot 75 as shown in Map Book 6, Page 12 of Chandalar South, Sector 2, thence northwesterly for a distance of 105 feet; thence northeasterly for a distance of 225.8 feet; thence northwesterly for a distance of 285 feet; thence in a northerly direction for a distance of 120.93 feet; thence in a northwesterly direction for a distance of 135.82 feet; thence northwesterly for a distance of 153 feet; thence northeasterly for a distance of 112.13 feet; thence easterly for a distance of 175 feet; thence northeasterly for a distance of 274.84 feet; thence northwesterly for a distance of 86.27 feet; thence northeasterly for a distance of 140 feet; thence in an easterly direction for a distance of 40 feet to the point of beginning. The above described land being located in Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, said property being a part of land described in Deed Book 332, Pages 320-334, in the Office of the Probate Judge of Shelby County, Alabama, and a part of Parcel 13-1-01-4-002-062, as shown on the Tax Assessor's records of Shelby County, Alabama.

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