

This instrument prepared by:

LAW OFFICE OF JOHN R. FRANKS, JR., LLC  
ATTORNEY AT LAW


JOHN R. FRANKS, JR.

5291 MAGNOLIA SOUTH DRIVE  
TRUSSVILLE, ALABAMA 35173

TELEPHONE (205) 529-1928

A PURCHASE MONEY MORTGAGE IN THE  
AMOUNT OF \$41,582.08 is BEING  
FILED SIMULTANEOUSLY HERewith.

Send Tax Notice to:  
Daniel and Ginger Allred and  
Sheilah Wood  
587 Autumn Drive  
Vincent, AL 35178

  
20080415000153150 1/2 \$29.50  
Shelby Cnty Judge of Probate, AL  
04/15/2008 12:00:52PM FILED/CERT

STATE OF ALABAMA

SHELBY COUNTY

§  
§  
§

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF  
SURVIVORSHIP**

KNOW ALL MEN BY THESE PRESENTS, that in consideration of \$55,800 and other good and valuable consideration, CARRIE HUMBER and husband GEOFFREY HUMBER ("Grantors"), grant, bargain, sell, and convey to DANIEL ALLRED and GINGER ALLRED, and SHEILAH WOOD ("Grantees"), as joint tenants with right of survivorship, Grantors' entire interest in the following described real estate located in SHELBY County, Alabama (the "Real Property"):

From the Southwest corner of Section 3, Township 19 South, Range 2 West, Shelby County, Alabama proceed Northerly a distance of 1598.7 feet to an iron bar; thence deflect right 07°23'47" and proceed Northerly a distance of 161.63 feet to a point on the North boundary of a Chart Road; thence deflect right 97°51'57" and proceed Southeasterly along the Northerly boundary of said road a distance of 366.54 feet to the point of beginning of herein described parcel of land; thence deflect right 07°52'01" and continue Southeasterly along said road for a distance of 485.47 feet to a point; thence deflect left 105°43'59" and proceed Northerly for a distance of 544.74 feet to a point; thence deflect left 56°24'22" and proceed Northwesterly for a distance of 301.98 feet to a point; thence deflect left 103°11'47" and proceed Southwesterly for a distance of 619.0 feet back to the point of beginning of herein described parcel of land.

INCLUDING: One 1998 Waverly Mobile Home, 16 x 80, VIN

17L04047

This conveyance is made to Grantees absolutely and in fee simple, but subject to all restrictive covenants, rights-of-way, easements and reservations of record that apply to the Real Property

Grantees take title to the Real Property as joint tenants with right of survivorship. At the death of either Grantee, the survivor shall immediately own the entire title to the Real Property in fee simple, together with every contingent remainder and right of reversion.

Grantors warrant and represent to Grantees that (i) Grantors are lawfully seized of the Real Property in fee simple; (ii) the Real Property is free from all encumbrances unless otherwise noted herein; (iii) Grantors are entitled to the immediate possession of the Real Property; and (iv) Grantors have the right to sell and convey the Real Property to Grantees.

Grantors will defend Grantees' legal title to the Real Property conveyed by this instrument against all lawful and proven claims of superior title to, or encumbrance on, the Real Property.

This instrument and conveyance binds or benefits the parties and their heirs, successors, assigns, next of kin, and personal representatives (as the case may be) as if they were named as Grantors or Grantees in this instrument.

IN WITNESS WHEREOF, Grantors have executed this instrument under seal on this 8th day of April 2008.

Carrie Humber  
CARRIE HUMBER, Grantor

Geoffrey Humber  
GEOFFREY HUMBER, Grantor

STATE OF ALABAMA

Shelby COUNTY



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I, the undersigned notary public in and for said county in and for said state, hereby certify that CARRIE HUMBER and GEOFFREY HUMBER, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the foregoing instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 8th day of April 2008.

Shelby County, AL 04/15/2008  
State of Alabama

Deed Tax: \$14.50

Celeste Hill  
Notary Public  
My Commission Expires: MY COMMISSION EXPIRES  
MARCH 28, 2011