

PREPARED BY:

SENT TAX NOTICE TO:

TRUSSELL & FUNDERBURG
1916 First Avenue, North
Pell City, Alabama 35125

Tony J. King/Doretta M. King
412 Bent Creek Trace
Chelsea, Alabama 35043

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Forty Thousand and no/100 Dollars (\$40,000.00) to the undersigned grantor or grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, I, ROGER D. MASSEY, a married man, (herein referred to as grantors) do grant, bargain, sell and convey unto TONY J. KING AND WIFE, DORETTA M. KING (herein referred to as 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 Shelby County, Alabama, to-wit:

A parcel of land located in the northeast quarter of the northwest quarter of Section 1, Township 20 South, Range 2 West, Shelby County, Alabama, more particularly described as follows: begin at the southwest corner of said quarter-quarter section; thence run north along the section line 252.31 feet to the point of beginning; thence continue 188.85 feet to the southerly right of way of County Road #11; thence turn right 72 degrees 18 minutes and run northeast 188.85 feet along said right of way; thence turn right 107 degrees 36 minutes 44 seconds and run southerly 188.85 feet; thence turn right 72 degrees 23 minutes 16 seconds and run southwesterly 188.85 feet back to the point of beginning.

Subject to:

1. Ad valorem taxes due and payable October 1, 2009, and each subsequent year.
2. Mineral and mining rights not owned by the Grantor herein.
3. Easements, rights of way, deficiencies in quantity of land, discrepancies as to boundary lines, overlaps, etc. which would be disclosed by a true and accurate survey of the property conveyed herein.
4. Existing easements for public utilities, including but not limited to, electrical, gas, water, telephone and sewerage.
5. Existing right of way for County Road #11

6. The rights of upstream and downstream owners to the uninterrupted flow of any creek or stream located on the above described property.

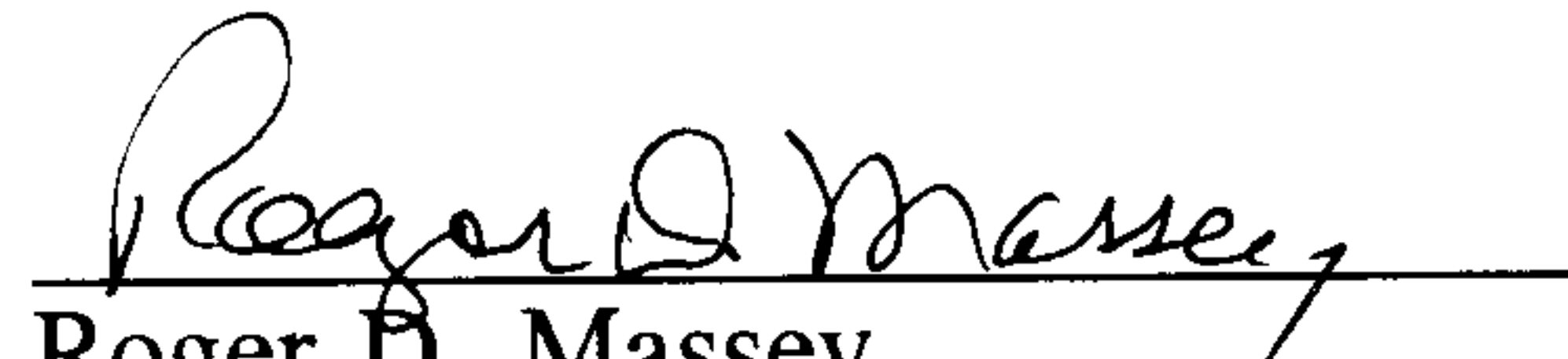
The foregoing described property does not constitute any part of the homestead of the Grantor or that of his spouse.

The full consideration recited herein is paid by purchase money mortgage from Grantees herein to Union State Bank executed simultaneously and dated of even date herewith.

TO HAVE AND TO HOLD to 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, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 12th day of February, 2009.

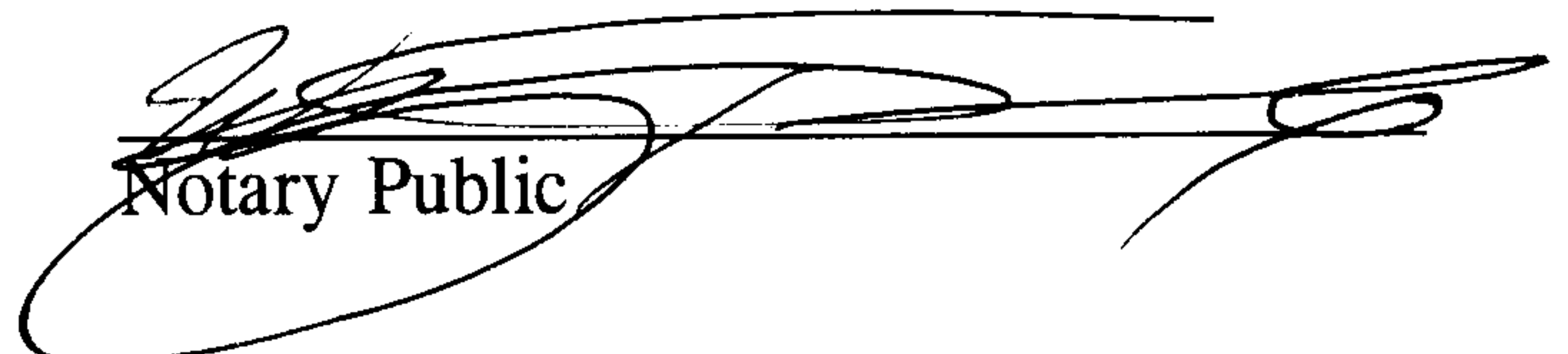

Roger D. Massey

STATE OF ALABAMA

ST. CLAIR COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Roger D. Massey, a married man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of February, 2009.


Notary Public