

THIS DEED WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH

This instrument was prepared by:

Jack E. Held, Esq.
Sirote & Permutt, P.C.
The Crescent Office Building, Suite 500
2311 Highland Avenue South
Birmingham, AL 35205

Send Tax Notice to:

Tom L. Nash
5557 Parkview Circle
Birmingham, AL 35242

No representation is made as to the accuracy of the legal description of the property below or of the validity of the grantor's claim of title thereto.

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration to the undersigned Connie S. Nash, an unmarried woman, former wife of Tom L. Nash (hereinafter referred to as "Grantor"), in hand paid by Tom L. Nash (hereinafter referred to as "Grantee"), the receipt of which is hereby acknowledged, the said Grantor does hereby GRANT, BARGAIN, SELL and CONVEY unto the said Grantee all of her right, title and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 10-A, according to a Resurvey of Lot 10, Parkview, recorded in Map Book 15, Page 101, in the Probate Office of Shelby County, Alabama.

ALSO: Part of the North 1/2 of Section 27, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Beginning at an existing iron rebar, being the locally accepted Southeast corner of Lot 10-A, Resurvey of Lot 10, Parkview, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 15, Page 101, run in a Northerly direction along the East line of said 10-A, for a distance of 147.94 feet to an existing iron rebar set by Lawrence D. Weygand; thence turn an angle to the right of 84 degrees 31 minutes 16 seconds and run in an Easterly direction for a distance of 51.71 feet to an existing iron rebar set by Lawrence D. Weygand; thence turn an angle to the right of 113 degrees 07 minutes 16 seconds and run in a Southwesterly direction for a distance of 126.51 feet to an existing iron rebar set by Lawrence D. Weygand; thence turn an angle to the right of 4 degrees 28 minutes 17 seconds and run in a

Southwesterly direction for a distance of 34.89 feet, more or less,
to the point of beginning.

This conveyance is made subject to the following:

- (1) 2009 ad valorem property taxes, a lien, but not yet due and payable.
- (2) Any and all liens, easements, rights-of-way, reservations and restrictions of record in the Office of the Judge of Probate of Shelby County, Alabama.


This conveyance is being made in compliance with the terms of that certain Final Judgment of Divorce which was entered in the Circuit Court of Shelby County, Alabama, Civil Action Number DR-2008-900327.00-HBH, on JUNE 29, 2009, in that certain divorce action styled *Connie S. Nash v. Tom Lawrence Nash*.

TO HAVE AND TO HOLD unto the said Grantee, Tom L. Nash, his heirs and assigns, forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this 30th day of JUNE, 2009.

Deed Tax : \$75.00

 (SEAL)
CONNIE S. NASH


20090701000254340 2/3 \$92.00
Shelby Cnty Judge of Probate, AL
07/01/2009 03:56:40 PM FILED/CERT


STATE OF ALABAMA)
)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that Connie S. Nash, whose name is signed to the foregoing instrument and who is known to me (or satisfactorily proven), acknowledged before me on this day that, being informed of the contents of the said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official on this 30th day of
 JUNE , 2009.

 Susan M. Lefebvre
Notary Public
State of Alabama, County of Shelby
My Commission Expires: 3/20/10

(AFFIX NOTARIAL SEAL)


20090701000254340 3/3 \$92.00
Shelby Cnty Judge of Probate, AL
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