

**THIS DEED PREPARED WITHOUT BENEFIT OF A TITLE SEARCH OR SURVEY
AND WITH LEGAL DESCRIPTION PROVIDED BY GRANTORS.
NO REPRESENTATIONS CONCERNING TITLE OR THE ACCURACY OF THE LEGAL
DESCRIPTION ARE MADE BY THE PREPARER OF THIS INSTRUMENT.**

Send Tax Notice to:
C. S. Phillips, Trustee
(1/2 interest)
2951 Pine Haven Drive
Birmingham, Alabama 35223
and
Mary McNabb Phillips, Trustee
(1/2 interest)
2951 Pine Haven Drive
Birmingham, Alabama 35223

STATE OF ALABAMA)
)
SHELBY COUNTY)



20100527000167940 1/3 \$31.00
Shelby Cnty Judge of Probate, AL
05/27/2010 10:32:49 AM FILED/CERT

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 **C. S. Phillips and Mary Jo Phillips**, husband and wife (hereinafter referred to each singularly as a "Grantor" and collectively as "Grantors"), in hand paid by **C. S. Phillips and Joseph S. Bluestein, or any Successor(s), as Trustees under the C. S. Phillips Revocable Life Insurance Trust, dated October 6, 1988, as Restated, and Mary McNabb Phillips, or any Successor(s), as Trustee under the Mary McNabb Phillips Management Trust, dated MAY 11, 2010** (hereinafter referred to each singularly as a "Grantee" and collectively as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, the said Grantors do by these presents **GRANT, BARGAIN, SELL AND CONVEY** unto the Grantee, **C. S. Phillips and Joseph S. Bluestein, or any Successor(s), as Trustees under the C. S. Phillips Revocable Life Insurance Trust, dated October 6, 1988, as Restated, an undivided one-half (1/2) interest, and unto the Grantee, Mary McNabb Phillips, or any Successor(s), as Trustee under the Mary McNabb Phillips Management Trust, dated MAY 11, 2010, an undivided one-half (1/2) interest, in and to the following described real estate situated in Shelby County, Alabama, to-wit:**

Commence at the SW corner of Section 12, Township 21 South, Range 1 East; thence run East along the South line of said Section for 1108.23 feet to the Northeasterly right of way of Old Lokey Ferry Road; thence 129 deg. 08' 24" left and run Northwesterly along said right of way for 52.7 feet to the point of beginning; thence continue last described course for 100 feet; thence 66 deg. 45' right run 201.22 feet; thence 109 deg. 05' right run 97.22 feet; thence 70 deg. 55' right run 209.40 feet to the point of beginning.

According to survey of Thomas E. Simmons, L.S. #12945, dated June 16, 1987.

TOGETHER WITH ALL AND SINGULAR the rights, members, privileges, improvements, hereditaments, tenements and appurtenances thereto belonging or in anywise appertaining and all right, title and interest of Grantors in and to any and all roads, alleys and ways bounding said premises.

Shelby County, AL 05/27/2010

DOCSBHM\1697902\1\

State of Alabama
Deed Tax : \$11.00

This conveyance is made subject to the following:

1. Taxes for the year 2010 and subsequent years which are not yet due and payable.
2. Any and all previous reservations or conveyances, if any, of oil, gas and other minerals in, on and under said real property, together with all rights in connection therewith; all recorded mortgages, if any; all recorded encumbrances, if any; recorded or unrecorded easements, liens, restrictions, covenants, declarations, reservations, limitations, conditions, set-back lines, rights-of-way, regulations, and other matters of record in the Probate Office of Shelby County, Alabama; any rights of parties in possession; recorded or unrecorded leases, if any, affecting said real property; and any encroachments, overhangs, 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.

TO HAVE AND TO HOLD to the said Grantees, as tenants in common, and to the respective successors and assigns of the Grantees in fee simple forever.

NOTE: The undivided one-half (1/2) property interest conveyed hereby to the Grantee, C. S. Phillips and Joseph S. Bluestein, or any Successor(s), as Trustees under the C. S. Phillips Revocable Life Insurance Trust dated October 6, 1988, as Restated, is specifically conveyed to such Grantee in its fiduciary capacity, to have, hold, maintain and distribute in strict accordance with the terms of the said C. S. Phillips Revocable Life Insurance Trust, as the same has heretofore been restated, the last such restatement being pursuant to the Second Restatement of C. S. Phillips Revocable Life Insurance Trust, dated May 18, 2010, and as the same may be further amended and/or restated from time to time (as so amended and restated, the "C. S. Phillips Trust"), for the benefit of the beneficiary(ies) as provided therein.

NOTE: The undivided one-half (1/2) property interest conveyed hereby to the Grantee, Mary McNabb Phillips, or any Successor(s), as Trustee under the Mary McNabb Phillips Management Trust, dated May 11, 2010, is specifically conveyed to such Grantee in its fiduciary capacity, to have, hold, maintain and distribute in strict accordance with the terms of the said Mary McNabb Phillips Management Trust, as the same may be amended and/or restated from time to time (as so amended and restated, the "Mary McNabb Phillips Trust"), for the benefit of the beneficiary(ies) as provided therein.

NOTE: The property herein conveyed is the same property conveyed to Grantors by Gerald W. Espey and wife, Linda D. Espey, by deed dated June 19, 1987, and filed for record on June 22, 1987, in Book 136, Page 900, in the Probate Office of Shelby County, Alabama.

NOTE: The property herein conveyed is **NOT** the homestead of the Grantors.



20100527000167940 2/3 \$31.00
Shelby Cnty Judge of Probate, AL
05/27/2010 10:32:49 AM FILED/CERT

IN WITNESS WHEREOF, the Grantors have hereto set their hands and seals on this 18th
day of May, 2010.

GRANTORS:

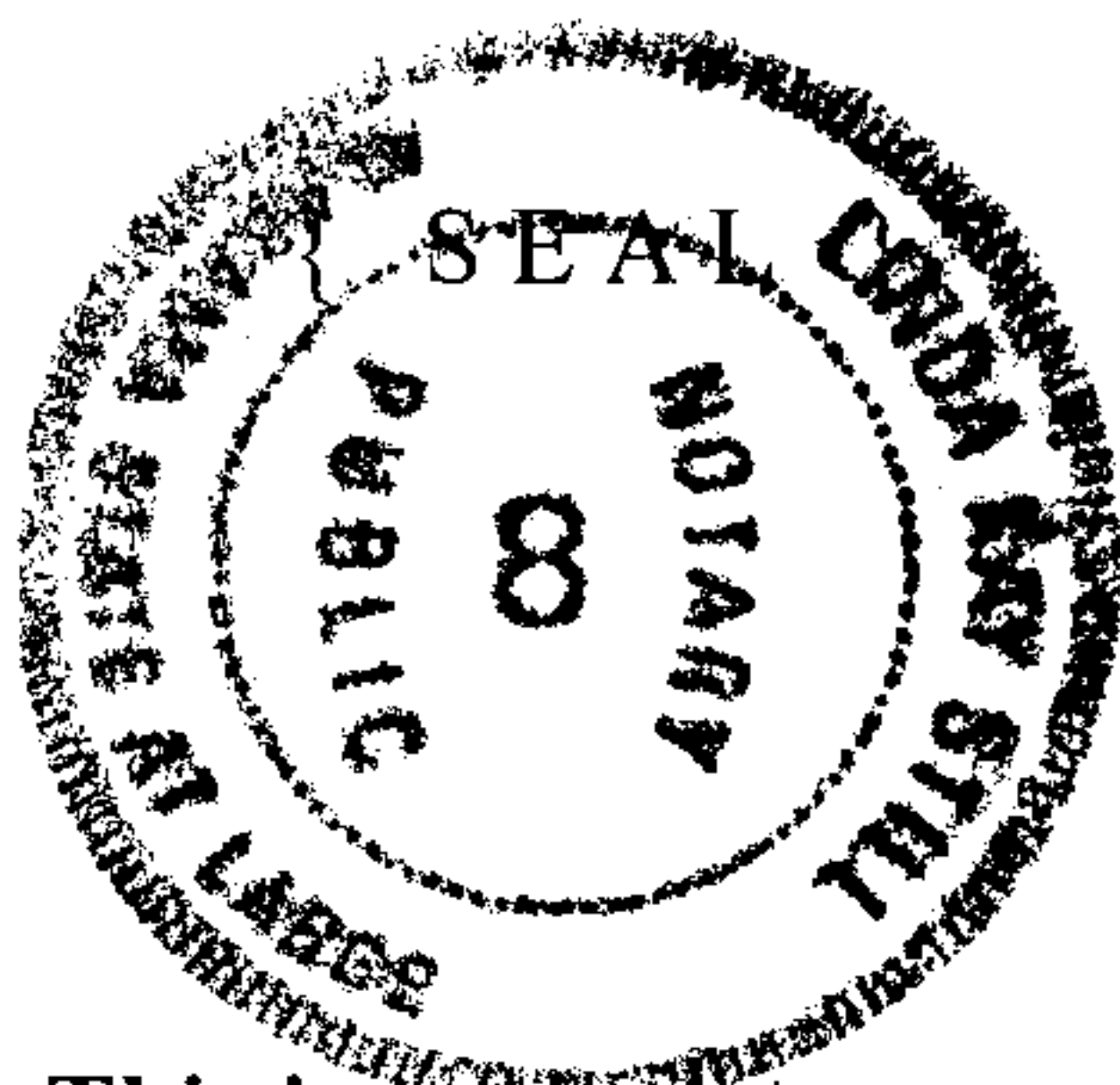
C. S. Phillips
C. S. Phillips

Mary Jo Phillips
Mary Jo Phillips

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that C. S. Phillips and Mary Jo Phillips, 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 18th day of May, 2010.



Linda Gay Hill
Notary Public
My Commission Expires: 1-12-13

This instrument prepared by:
Joseph S. Bluestein, Esq.
Sirote & Permutt, P.C.
2311 Highland Avenue South (35205)
P.O. Box 55727
Birmingham, Alabama 35255-5727

20100527000167940 3/3 \$31.00
Shelby Cnty Judge of Probate, AL
05/27/2010 10:32:49 AM FILED/CERT