

WARRANTY DEED

This instrument was prepared by:
B. Christopher Battles
3150 Highway 52 West
Pelham, AL 35124

Send tax notice to:
Jeanne Ann Waller Trammell
5173 Caldwell Mill Road
Birmingham, AL 35244

STATE OF ALABAMA COUNTY OF SHELBY

Know All Men by These Presents: That in consideration of **Ten thousand and no/100 (\$10,000.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, I/We, **Earl T. Waller, an unmarried man** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Jeanne Ann Waller Trammell** (herein referred to as grantee, whether one or more) the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 5, according to the Survey of Final Plat, Somerset, Phase 2, as recorded in Map Book 32, Page 142, in the Probate Office of Shelby County, Alabama.

This instrument was prepared without the benefit of title.

Earl T. Waller is the surviving grantee of that certain deed recorded in Instrument No. 20070423000185960, the other grantee, Shirley P. Waller, having died on or about December 2, 2010.

Subject to mineral and mining rights if not owned by Grantor.

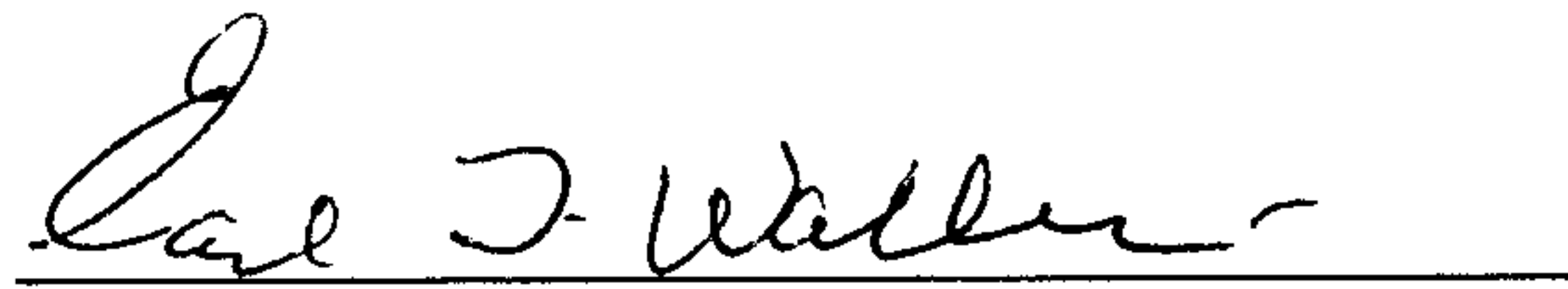
Subject to existing easements, restrictions, set back lines, rights of way, limitations, if any of record.

Subject to that certain mortgage in the amount of \$90,000.00 from Earl T. Waller and Shirley P. Waller, his wife, to First Financial Bank dated 4/12/07 and recorded 4/23/07 as recorded in Instrument No. 20070423000185970, in the Probate Office of Shelby County, Alabama.

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 14th day of December, 2010.

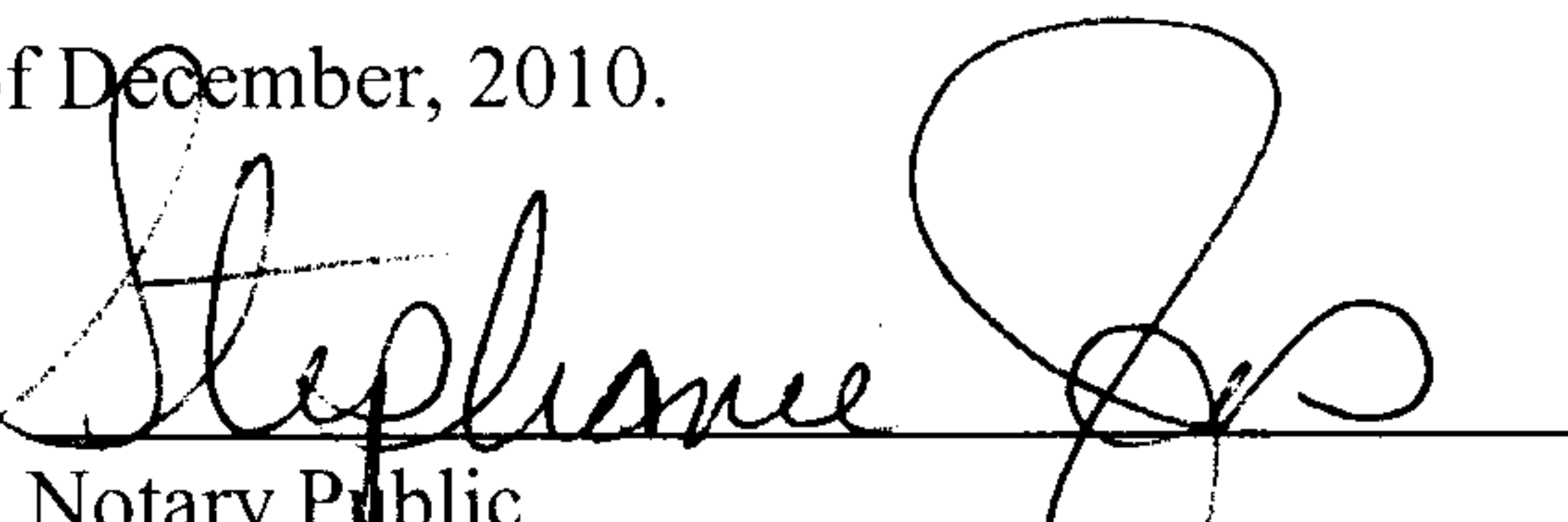

Earl T. Waller

STATE OF ALABAMA COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Earl T. Waller, an unmarried 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 this conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 14th day of December, 2010.

STEPHANIE JONES
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
February 28, 2013


Notary Public
My Commission Expires: 02-28-13