

THIS INSTRUMENT PREPARED BY:
Mike T. Atchison, Attorney at Law
P. O. Box 822
Columbiana, AL 35051

SEND TAX NOTICE TO:
Edwin B Lumpkin JR
100 Metro Pkwy
Pelham AL 35120

STATUTORY WARRANTY DEED

20120402000112160 1/1 \$137.00
Shelby Cnty Judge of Probate, AL
04/02/2012 01:13:47 PM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **FIVE HUNDRED THIRTY THOUSAND DOLLARS AND 00/100 (\$530,000.00)**, to the undersigned grantor, **FRONTIER BANK**, the receipt of which is hereby acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Grantee, **EDWIN B. LUMPKIN JR** in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in SHELBY County, Alabama, to wit:

Begin at the Southeast corner of the Northeast ¼ of Southeast ¼ of Section 19, Township 21 South, Range 2 West, Shelby County, Alabama; thence in a Westerly direction along the South line of said ¼ - ¼ Section for 116.31 feet to the West right of way of Shelby County No. 87; thence right 90 degrees 36 minutes 22 seconds in a Northerly direction along said West right of way 381.16 feet to the point of beginning; thence continue Northerly along said West right of way 209.30 feet; thence left 89 degrees 03 minutes 20 seconds in a Westerly direction 1,285.32 feet to the East right of way of Interstate Highway No. 65; thence left 110 degrees 03 minutes 49 seconds in a Southeasterly direction along said East right of way 222.79 feet; thence left 69 degrees 56 minutes 11 seconds in an Easterly direction 1,212.34 feet to the point of beginning.

This being the same property as: Lots A and B, according to the Survey of Mayhall Subdivision, a commercial subdivision, as recorded in Map Book 38, Page 20, in the Probate Office of Shelby County, Alabama
Subject to taxes for 2008 and subsequent years, easements, restrictions, rights of way, and permits of record.

This property constitutes no part of the household of the grantor.

\$405,000.00 of the above-recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, his, her or their heirs and assigns forever.

IN WITNESS WHEREOF, we have hereunto set our hands and seal this 21ST day of March, 2012.

Frontier Bank

Morgan C Bellanca
By: Morgan Bellanca
Its: AVP

Shelby County, AL 04/02/2012
State of Alabama
Deed Tax: \$125.00

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, Kelli Foster, a Notary Public in and for said County, in said State hereby certify that Morgan Bellanca as AVP for **Frontier bank**, 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/she, as such officers, and with full authority, executed the same voluntarily for and as the act of said corporation..

Given under my hand and official seal, this the 21st day of March, 2012.

Kelli Foster
Notary Public
My Commission Expires:

KELLI FOSTER
Notary Public - Alabama State at Large
My Commission Expires 1/15/2013