

This instrument was prepared by:  
Justin Smitherman, Esq.  
173 Tucker RD STE 201  
Helena, AL 35080

Send Tax Notice to:  
Charles R. Holderfield and  
Whitney Holderfield  
104 Meadow Creek Lane  
Alabaster, AL 35007

STATE OF ALABAMA  
SHELBY COUNTY

}

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of FIVE HUNDRED TWENTY FIVE THOUSAND AND 00/100 (\$525,000.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, **James J. Houston and Dawn Houston, husband and wife** (hereinafter referred to as GRANTOR whether one or more), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **Charles R. Holderfield and Whitney Holderfield** (hereinafter referred to as GRANTEE whether one or more), in fee simple, together as joint tenants with rights of survivorship, together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Commence at the SW corner of the NE 1/4 of the NE 1/4 of Section 26, Township 20 South, Range 3 West; thence North 88 degrees 26 minutes 43 seconds West and run 25.06 feet; thence North 1 degree 56 minutes 34 seconds West and run 40.0 feet to the point of beginning; thence continue along last described course 226.01 feet; thence South 87 degrees 58 minutes 19 seconds East and run 25.06 feet; thence South 87 degrees 52 minutes 27 seconds East and run 593.31 feet; thence South 18 degrees 39 degrees 34 minutes West and run 185.81 feet; thence South 30 degrees 52 minutes 44 seconds West and run 47.82 feet; thence North 88 degrees 27 minutes 54 seconds West and run 526.48 feet to the point of beginning, Shelby County, Alabama.

ALSO:

A 50 foot easement for ingress, egress, utilities and drainage, the centerline being more particularly described as follows:

Commence at the SW corner of the NE 1/4 of the NE 1/4 of Section 26, Township 20 South, Range 3 West; thence North 1 degree 56 minutes 44 seconds West and run 616.90 feet; thence North 88 degrees 16 minutes 02 seconds West and run 368.77 feet to the centerline intersection of King Charles Court and end of said 50 foot easement.

Subject to existing easements, current taxes, restrictions and covenants, set-back lines and rights of way, if any, of record.