

This instrument prepared  
without title examination by:

Send Tax Notice To:

✓ Mary P. Thornton  
Dominick, Fletcher, Yeilding,  
Wood & Lloyd, P.A.  
2121 Highland Avenue  
Birmingham, Alabama 35205

Greystone Farms Owner's Association, Inc.  
1000 Farmhouse Road  
Birmingham, Alabama 35242

### STATUTORY WARRANTY DEED

STATE OF ALABAMA     )  
                                      ) **KNOW ALL PERSONS BY THESE PRESENTS:**  
SHELBY COUNTY         )

That for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration to the undersigned TAYLOR PROPERTIES, L.L.C., an Alabama limited liability company ("Grantor"), in hand paid by the GREYSTONE FARMS OWNER'S ASSOCIATION, INC., an Alabama non-profit corporation ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does by these presents grant, bargain, sell and convey unto the said Grantee the following described real estate situated in Shelby County, Alabama, to-wit:

**SEE EXHIBIT A ATTACHED HERETO  
AND MADE A PART HEREOF**

The Property is conveyed subject to the following:

(1) General and special taxes and assessments for 1999 and subsequent years not yet due and payable.

(2) Fire district and library district assessments for the current year and all subsequent years thereafter.

(3) Mining and mineral rights not owned by Grantor.

(4) All applicable zoning ordinances.

(5) The Greystone Farms Declaration of Covenants, Conditions and Restrictions recorded as Instrument #1995-16401 in said Probate Office and First Amendment thereto recorded as Instrument #1996-01432 and Second Amendment thereto recorded as Instrument #1996-21440 and Third Amendment thereto recorded as Instrument #1997-02587 and Fourth Amendment thereto recorded as Instrument #1998-10062 and Fifth Amendment thereto recorded as Instrument #1998-30335 in said Probate Office (the "Declaration").

(6) All easements, restrictions, covenants, reservations, agreements, rights-of-way, and any other matters of record.

(7) The covenants and restrictions set forth below in this Statutory Warranty Deed.

Grantee, by acceptance of this deed, acknowledges, covenants and agrees for itself, and its successors and assigns, that the Property shall be Common Area, as defined in the Declaration, shall forever remain in its natural, undisturbed condition as natural areas and as buffer areas, free from any buildings, structures or other

11/12/1998-44793  
09:34 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
016 CSM 297.00

1051 1998-44793

improvements. The Property shall be held, sold, transferred, conveyed, used and otherwise maintained subject to the Declaration and the covenants and restrictions set forth in this paragraph, which covenants and restrictions shall run with the title to the Property for the benefit of the residents of the Greystone Farms subdivision.

**TO HAVE AND TO HOLD** unto the said Grantee, its successors and assigns forever.

**IN WITNESS WHEREOF**, Grantor, Taylor Properties, L.L.C., by and through Michael D. Fuller., its Manager, who is authorized to execute this Statutory Warranty Deed as provided in Grantor's Articles of Organization and the November 19, 1996 Amended and Restated Operating Agreement which, as of this date have not been further modified or amended, has hereto set its signature and seal this 30th day of September, 1998.

**TAYLOR PROPERTIES, L.L.C.,**  
an Alabama limited liability company

Bv:

Michael D. Fuller  
Its Manager

**STATE OF ALABAMA** )  
 )  
**JEFFERSON COUNTY** )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael D. Fuller, whose name as Manager of Taylor Properties, L.L.C., an Alabama limited liability company, 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 such conveyance, he, as such Manager and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and seal, this 30th day of September, 1998.

**Notary Public**

[SEAL]

**My commission expires:**

5/24/99

# AREA 3 OF GREYSTONE FARMS (Common Area to Homeowners Association)

STATE OF ALABAMA  
SHELBY COUNTY

A parcel of land situated in Section 33 and Section 34, Township 18 South, Range 1 West, being a part of Parcel 7 and part of Tract 11, according to the Boundary Survey Report of Greystone Farms prepared by and depicted on a map by Paragon Engineering, Inc., dated July 1, 1994, being more particularly described as follows:

## PARCEL 7

BEGIN at the Southwest corner of Section 34, Township 18 South, Range 1 West, Shelby County, Alabama; thence South 88°43'22" East on the South boundary of said Section 34, a distance of 2675.43 feet to a point; thence North 1°12'39" East on the east boundary of the Southwest ¼ of said Section 34 a distance of 1297.71 feet to a point; thence North 44°52'01" West a distance of 798.93 feet to a point; thence North 6°29'40" East a distance of 1590.53 feet to a point; thence North 36°12'25" East a distance of 120.00 feet to a point on the South right-of-way of Hugh Daniel Drive, said point being the P.C. of a curve to the left having a central angle of 14°42'00" and a radius of 1437.79 feet; thence Northwesterly along said curve a distance of 368.88 feet to the tangent of said curve; thence North 68°29'40" West on the South right-of-way of said Hugh Daniel Drive a distance of 409.95 feet to a curve to the left having a central angle of 67°01'19" and a radius of 240.00 feet; thence along said curve a distance of 280.74 feet to a point; thence tangent to said curve South 44°29'01" West a distance of 257.66 feet to a curve to the left having a central angle of 11°35'28" and a radius of 2275.31 feet; thence along said curve a distance of 460.30 feet to a point; thence tangent to said curve South 32°53'33" West a distance of 298.21 feet to a curve to the right having a central angle of 25°21'02" and a radius of 840.00 feet to a point; thence along said curve a distance of 371.66 feet to a point; thence tangent to said curve South 58°14'36" West a distance of 185.11 feet to a curve to the left having a central angle of 10°11'44" and a radius of 960.00 feet; thence along said curve a distance of 170.83 feet to a point; thence tangent to said curve South 48°02'51" West a distance of 141.57 feet to a curve to the right having a central angle of 06°57'27" and a radius of 862.51 feet; thence along said curve a distance of 104.73 feet to a point; thence tangent to said curve South 55°00'18" West a distance of 374.53 feet to a point; thence South 34°59'42" East a distance of 10.00 feet to a point on a curve to the right having a central angle of 14°17'16" and a radius of 847.86 feet; thence along said curve a distance of 211.43 feet to a point; thence tangent to said curve South 69°17'34" West a distance of 59.49 feet to a curve to the right having a central angle of 129°04'25" and a radius of 264.29 feet; thence along said curve a distance of 595.37 feet to a point; thence tangent to said curve North 18°21'59" East a distance of 274.66 feet to a curve to the right having a central angle of 03°28'23" and a radius of 1050.00 feet; thence along said curve a distance of 63.65 feet to a point, said point being on a curve

to the left having a central angle of 40°43'07" and a radius of 236.22 feet; thence along said curve and leaving said Hugh Daniel Drive a distance of 167.88 feet to a point; thence South 60°05'29" East a distance of 81.19 feet to a point; thence South 30°17'01" West a distance of 269.86 feet to a point; thence North 59°56'13" West a distance of 168.34 feet to a point; thence North 30°06'13" East a distance of 103.47 feet to a point; thence South 73°56'54" West a distance of 163.51 feet to a point; thence South 36°30'36" West a distance of 700.31 feet to a point; thence South 33°39'46" West a distance of 2223.21 feet to a point on the South boundary of Section 33, Township 18 South, Range 1 West; thence South 88°48'29" East on the South boundary of said Section 33 a distance of 2853.61 feet to the POINT OF BEGINNING.

All lying and being in Section 33 and Section 34, Township 18 South, Range 1 West, Shelby County, Alabama and containing 285.68 acres.

#### TRACT 11

For the point of beginning commence at the Northeast corner of the Southwest ¼ of Section 34, Township 18 South, Range 1 West, Shelby County, Alabama; thence South 1°12'39" West on the East boundary of said Southwest ¼ a distance of 1372.77 feet to a point; thence North 44°52'01" West a distance of 798.93 feet to a point; thence North 6°29'40" East a distance of 1590.53 feet to a point; thence North 36°12'25" East a distance of 120.00 feet to a point on the South right-of-way of Hugh Daniel Drive, said point being the end of a curve to the left, said curve having a central angle of 94°00'04" and a radius of 225.00 feet; thence North 79°22'23" East a chord distance of 329.11 feet to the point of tangent; thence North 32°12'21" East on the Southeast right-of-way of Hugh Daniel Drive a distance of 164.89 feet to a curve to the right, said curve having a central angle of 43°17'11" and a radius of 460.00 feet; thence North 53°50'56" East a chord distance of 339.32 feet to the point of tangent; thence North 75°29'32" East on the Southeast right-of-way of said Hugh Daniel Drive a distance of 455.56 feet to a curve to the left, said curve having a central angle of 11°59'33" and a radius of 373.21 feet; thence North 69°29'45" East a chord distance of 77.97 feet to the point of tangent; thence North 63°29'59" East on the Southeast right-of-way of said Hugh Daniel Drive a distance of 195.02 feet to a curve to the right, said curve having central angle of 47°55'36" and a radius of 260.00 feet; thence North 87°27'47" East a chord distance of 211.20 feet to the point of tangent; thence South 68°34'25" East on the South right-of-way of said Hugh Daniel Drive a distance of 339.12 feet to the intersection of the South right-of-way of Hugh Daniel Drive and the Northwest right-of-way of Dunavant Valley Road; thence along a curve to the left having a central angle of 2°41'32" and a centerline radius of 5729.57 feet; thence South 18°21'17" West a chord distance of 271.06 feet to the point of tangent; thence South 17°04'05" West on the Northwest right-of-way of Dunavant Valley Road a distance of 1189.04 feet to a point on the South boundary of the Northeast ¼ of said Section 34; thence North 89°36'14" West on the South boundary of said Northeast ¼ a distance of 1124.27 feet to the POINT OF BEGINNING.



All lying and being in the East 1/2 of the Southwest 1/4 and the Southeast 1/4 of the Northwest 1/4 and the Northeast 1/4 of Section 34, Township 18 South, Range 1 West, Shelby County, Alabama.

LESS AND EXCEPT the following twenty (20) described parcels:

1. The Amended Map of Lake's Edge Sector of Greystone Farms, as recorded in Map Book 21, Page 79, in the Probate Office of Shelby County, Alabama.

and

2. Guilford Place Sector - Phase 1 of Greystone Farms, as recorded in Map Book 20, Page 105, in the Probate Office of Shelby County, Alabama.

and

3. Guilford Place Sector - Phase 2 of Greystone Farms, as recorded in Map Book 22, Page 24, in the Probate Office of Shelby County, Alabama.

and

4. Guilford Place Sector - Phase 3 of Greystone Farms, as recorded in Map Book 24, Page 27, in the Probate Office of Shelby County, Alabama.

and

5. The 1st Amended Map of Milner's Crescent - Phase 1 of Greystone Farms, as recorded in Map Book 19, Page 140, in the Probate Office of Shelby County, Alabama.

and

6. Milner's Crescent - Phase 2 of Greystone Farms, as recorded in Map Book 21, Page 33, in the Probate Office of Shelby County, Alabama.

and

7. Lots 69 through 92 and 95 through 159 of Milner's Crescent - Phase 3 of Greystone Farms, as recorded in Map Book 23, Page 71 in the Probate Office of Shelby County, Alabama (excluding Lots 93 and 94, which were resurveyed to be included in the common area)

and

8. Milner's Crescent - Phase 4 of Greystone Farms, as recorded in Map Book 24, Page 114, in the Probate Office of Shelby County, Alabama.

and

9. The 1st Amended Map of English Turn - Phase 1 of Greystone Farms, as recorded in Map Book 19, Page 142, in the Probate Office of Shelby County, Alabama.

and

10. English Turn - Phase 2 of Greystone Farms, as recorded in Map Book 21, Page 46, in the Probate Office of Shelby County, Alabama.

and

11. Mill Creek - Phase 1 of Greystone Farms, as recorded in Map Book 22, Page 25, in the Probate Office of Shelby County, Alabama.

and

12. Mill Creek - Phase 2 of Greystone Farms, as recorded in Map Book 21, Page 21, in the Probate Office of Shelby County, Alabama.

and

13. Terrace Hills Sector of Greystone Farms, as recorded in Map Book 24, Page 54, in the Probate Office of Shelby County, Alabama.

and

14. The 2nd Amended Map of the Brae Sector of Greystone Farms, as recorded in Map Book 19, Page 141, in the Probate Office of Shelby County, Alabama.

and

15. Oak Mountain Preserve Addition, as recorded in Map Book 22, Page 6, in the Probate Office of Shelby County, Alabama.

and

16. The 2nd Amended Map of Farmhouse Road and Farmhouse Way, as recorded in Map Book 19, Page 143, in the Probate Office of Shelby County, Alabama.

and

17. Area 1 of Greystone Farms, as attached hereto and described as shown.

and

18. Area 2-A of Greystone Farms, as attached hereto and described as shown.

and

19. Area 2-B of Greystone Farms, as attached hereto and described as shown.

and

20. The Community Center Property, as attached hereto and described as shown.

The remainder containing 103.492 acres, more or less.

# AREA 1 OF GREYSTONE FARMS

STATE OF ALABAMA  
SHELBY COUNTY

A parcel of land situated in the Southeast 1/4 of Section 33, Township 18 South, Range 1 West, being more particularly described as follows:

Commence at the Southeast corner of said Section 33; thence run in a Westerly direction along the South line of said 1/4 Section on a bearing of N 88°49'29" W a distance of 1953.12 feet to a point, said point being the POINT OF BEGINNING of the parcel herein described; thence continue in the direction of the last described course a distance of 616.02 feet to a point, said point being the Southeast corner of the Oak Mountain Preserve Addition, as recorded in Map Book 22, page 6, in the Office of the Judge of Probate, Shelby County, Alabama; thence turn an angle to the right and run in a Northeasterly direction along the Southeasterly boundary of said Preserve on a bearing of N 36°29'59" E a distance of 78.29 feet to the Southernmost corner of Lot 29 of the 2nd Amended Map of The Brae, as recorded in Map Book 19, page 141, in the Office of the Judge of Probate, Shelby County, Alabama; thence turn an angle to the right and run in a Southeasterly direction on a bearing of S 59°06'02" E a distance of 30.15 feet to a point; thence turn an angle to the left and run in a Northeasterly direction on a bearing of N 37°44'09" E a distance of 1600.17 feet to a point; thence turn an angle to the left and run in a Northeasterly direction on a bearing of N 29°57'35" E a distance of 962.53 feet to a point; thence turn an angle to the left and run in a Northwesterly direction on a bearing of N 12°54'48" W a distance of 140.67 feet to a point, said point being on the Southerly right-of-way of a road known as Brae Trail, as recorded in said 2nd Amended Map of The Brae; thence turn an angle to the right and run along said right-of-way in a Northeasterly direction on a bearing of N 51°00'37" E a distance of 19.82 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 40.00 feet, a central angle of 59°24'15", and a chord bearing of N 80°42'44" E an arc distance of 41.47 feet; thence continue along said right-of-way, tangent to last described curve in a Southeasterly direction on a bearing of S 65°35'08" E a distance of 4.99 feet to a point, said point being on a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 125.00 feet, a central angle of 64°17'04", and a chord bearing of N 78°16'20" E an arc distance of 140.25 feet to a point, said point being on a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 75.00 feet, a central angle of 17°06'09", and a chord bearing of N 54°40'52" E an arc distance of 22.39 feet to a point, said point being on a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 25.00 feet, a central angle of 135°06'09", and a chord bearing of S 49°12'32" E an arc distance of 58.95 feet to a point, said point being on the Westerly right-of-way of Hugh Daniel Drive; thence run along said right-of-way, tangent to last described curve in a Southwesterly direction on a bearing of S 18°20'33" W a distance of 33.90

feet to a point, said point being the beginning of a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 264.29 feet, a central angle of  $71^{\circ}30'00''$ , and a chord bearing of  $S\ 17^{\circ}24'31''\ E$  an arc distance of 329.81 feet to a point; thence turn an angle to the right and leaving said right-of-way run in a Southwesterly direction on a bearing of  $S\ 06^{\circ}54'26''\ W$  a distance of 735.49 feet to a point; thence turn an angle to the right and run in a Southwesterly direction on a bearing of  $S\ 63^{\circ}17'24''\ W$  a distance of 286.26 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of  $S\ 46^{\circ}58'36''\ W$  a distance of 1101.22 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of  $S\ 08^{\circ}51'44''\ W$  a distance of 391.10 feet to the POINT OF BEGINNING. Said parcel containing 25.147 acres, more or less.

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# AREA 2-A OF GREYSTONE FARMS

STATE OF ALABAMA  
SHELBY COUNTY

A parcel of land situated in the Southeast 1/4 of Section 33 and the West 1/2 of Section 34, all in Township 18 South, Range 1 West, being more particularly described as follows:

Commence at the Southeast corner of said Section 33; thence run in a Westerly direction along the South line of said 1/4 Section on a bearing of N 88° 49' 29" W a distance of 1953.12 feet to a point; thence turn an angle to the right and run in a Northeasterly direction on a bearing of N 08° 51' 44" E a distance of 391.10 feet to a point; thence turn an angle to the right and run in a Northeasterly direction on a bearing of N 46° 58' 36" E a distance of 1101.22 feet to a point; thence turn an angle to the right and run in a Northeasterly direction on a bearing of N 63° 17' 24" E a distance of 286.26 feet to a point; thence turn an angle to the left and run in a Northeasterly direction on a bearing of N 06° 54' 26" E a distance of 421.09 feet to the POINT OF BEGINNING of the parcel herein described; thence continue in the same direction of the last described course a distance of 314.40 feet to a point, said point lying on the Southerly right-of-way of Hugh Daniel Drive and said point being on a curve to the left; thence turn and run along said right-of-way and along the arc of said curve, having a radius of 264.29 feet, a central angle of 57° 34' 22" and chord bearing of S 81° 56' 42" E, an arc distance of 265.57 feet to a point; thence continue along said right-of-way tangent to last said curve in a Northeasterly direction on a bearing of N 69° 16' 06" E, a distance of 59.49 feet to a point, and the beginning of a curve to the left; thence continue along said right-of-way and the arc of said curve, having a radius of 847.86 feet, a central angle of 14° 17' 16", and chord bearing of N 62° 07' 28" E, an arc distance of 211.43 feet to a point; thence turn an angle to the left and run in a Northwesterly direction along said right-of-way on a bearing of N 35° 01' 10" W a distance of 10.00 feet; thence turn an angle to the right and run along said right-of-way in a Northeasterly direction on a bearing of N 54° 58' 50" E a distance of 374.53 feet to a point, said point being the beginning of a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 862.51 feet, a central angle of 06° 57' 27", and a chord bearing of N 51° 30' 06" E an arc distance of 104.74 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction on a bearing of N 48° 01' 23" E a distance of 141.57 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 960.00 feet, a central angle of 10° 11' 44", and a chord bearing of N 53° 07' 15" E an arc distance of 170.83 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction on a bearing of N 58° 13' 07" E a distance of 63.76 feet to a point, said point being at the intersection of the rights-of-way of Hugh Daniel Drive and Farmhouse Way, recorded on the 2nd Amended Plat of Farmhouse Road and Farmhouse Way, in Map Book 19, page 143 in the Office of the Judge of Probate, Shelby County, Alabama, said point also being on a curve to the right; thence run along said right-of-way and along said curve, having a radius of 41.00 feet, a central angle of 55° 17' 42", and a chord bearing of S 82° 00' 52" E an arc distance of 39.57 feet

to a point; thence continue along said right-of-way in a Southeasterly direction tangent to last described curve on a bearing of S 54°22'01" E a distance of 55.63 feet to a point, said point being on a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 39.00 feet, a central angle of 84°19'07" and a chord bearing of S 48°20'12" E an arc distance of 57.39 feet to a point; thence continue along said right-of-way in a Southeasterly direction on a bearing of S 54°22'01" E a distance of 48.90 feet to a point; thence turn an angle to the left and continue along said right-of-way in a Southeasterly direction on a bearing of S 59°41'41" E a distance of 70.00 feet to a point; thence turn an angle to the right and leaving said right-of-way run in a Southwesterly direction on a bearing of S 35°37'59" W a distance of 114.54 feet to a point; thence turn an angle to the right and run in a Northwesterly direction on a bearing of N 74°02'28" W a distance of 146.12 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 64°44'45" W a distance of 176.76 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 19°31'00" W a distance of 537.36 feet to a point; thence turn an angle to the right and run in a Northwesterly direction on a bearing of N 86°48'44" W a distance of 636.68 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 54°24'57" W a distance of 308.14 feet to the POINT OF BEGINNING. Said parcel contains 7.719 acres, more or less.

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## AREA 2-B OF GREYSTONE FARMS

STATE OF ALABAMA  
SHELBY COUNTY

A parcel of land situated in Section 34, Township 18 South, Range 1 West, being more particularly described as follows:

Commence at the Southeast corner of Section 33; thence run in a Westerly direction along the South line of Section 33 on a bearing of N 88° 49' 29" W a distance of 1953.12 feet to a point; thence turn an angle to the right and run in a Northeasterly direction on a bearing of N 08° 51' 44" E a distance of 391.10 feet to a point; thence turn an angle to the right and run in a Northeasterly direction on a bearing of N 46° 58' 36" E a distance of 1101.22 feet to a point; thence turn an angle to the right and run in a Northeasterly direction on a bearing of N 63° 17' 24" E a distance of 286.26 feet to a point; thence turn an angle to the left and run in a Northeasterly direction on a bearing of N 06° 54' 26" E a distance of 735.49 feet to a point, said point lying on the Southerly right-of-way of Hugh Daniel Drive and said point being on a curve to the left; thence turn and run along said right-of-way and along the arc of said curve, having a radius of 264.29 feet, a central angle of 57° 34' 22" and chord bearing of S 81° 56' 42" E, an arc distance of 265.57 feet to a point; thence continue along said right-of-way tangent to last said curve in a Northeasterly direction on a bearing of N 69° 16' 06" E, a distance of 59.49 feet to a point, and the beginning of a curve to the left; thence continue along said right-of-way and the arc of said curve, having a radius of 847.86 feet, a central angle of 14° 17' 16", and chord bearing of N 62° 07' 28" E, an arc distance of 211.43 feet to a point; thence turn an angle to the left and run in a Northwesterly direction along said right-of-way on a bearing of N 35° 01' 10" W a distance of 10.00 feet; thence turn an angle to the right and run along said right-of-way in a Northeasterly direction on a bearing of N 54° 58' 50" E a distance of 374.53 feet to a point, said point being the beginning of a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 862.51 feet, a central angle of 06° 57' 27", and chord bearing of N 51° 30' 06" E an arc distance of 104.74 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction on a bearing of N 48° 01' 23" E a distance of 141.57 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 960.00 feet, a central angle of 10° 11' 44", and chord bearing of N 53° 07' 15" E an arc distance of 170.83 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction on a bearing of N 58° 13' 07" E a distance of 155.18 feet to the POINT OF BEGINNING of the parcel herein described; thence continue along said right-of-way in the same direction of the last described course a distance of 29.93 feet to a point, said point being the beginning of a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 840.00 feet, a central angle of 25° 21' 02" and chord bearing of N 45° 32' 36" E an arc distance of 371.66 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Northeasterly direction on a bearing of N 32° 52' 05" E a distance of 298.21 feet to a point, said point being at the beginning of a curve to the right; thence

continue along said right-of-way and along the arc of said curve, having a radius of 2275.31 feet, a central angle of  $11^{\circ}35'28''$  and chord bearing of  $N\ 38^{\circ}39'49''\ E$  an arc distance of 460.30 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Northeasterly direction on a bearing of  $N\ 44^{\circ}27'33''\ E$  a distance of 257.66 feet to a point, said point also being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 240.00 feet, a central angle of  $67^{\circ}01'19''$  and chord bearing of  $N\ 77^{\circ}58'12''\ E$  an arc distance of 280.74 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Southeasterly direction on a bearing of  $S\ 68^{\circ}31'08''\ E$  a distance of 409.95 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 1437.79 feet, a central angle of  $14^{\circ}42'00''$  and chord bearing of  $S\ 61^{\circ}10'08''\ E$  an arc distance of 368.88 feet to a point, said point being the beginning of a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 225.00 feet, a central angle of  $94^{\circ}00'07''$  and chord bearing of  $N\ 79^{\circ}10'44''\ E$  an arc distance of 369.14 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Northeasterly direction on a bearing of  $N\ 32^{\circ}10'43''\ E$  a distance of 164.89 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 460.00 feet, a central angle of  $43^{\circ}17'11''$  and chord bearing of  $N\ 53^{\circ}49'18''\ E$  an arc distance of 347.53 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Northeasterly direction on a bearing of  $N\ 75^{\circ}27'54''\ E$  a distance of 455.56 feet to a point, said point being the beginning of a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 373.21 feet, a central angle of  $11^{\circ}59'33''$  and chord bearing of  $N\ 69^{\circ}28'08''\ E$  an arc distance of 78.12 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Northeasterly direction on a bearing of  $N\ 63^{\circ}28'21''\ E$  a distance of 195.02 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 260.00 feet, a central angle of  $47^{\circ}55'36''$  and chord bearing of  $N\ 87^{\circ}26'09''\ E$  an arc distance of 217.48 feet to a point; thence continue along said right-of-way, tangent to last described curve, in a Southeasterly direction on a bearing of  $S\ 68^{\circ}36'03''\ E$  a distance of 339.12 feet to a point, said point being at the intersection of the rights-of-way of Hugh Daniel Drive and Shelby County Hwy. #41, otherwise known as Dunnivant Valley Road; thence turn an angle to the right and run in a Southwesterly direction along the Northwesterly right-of-way of said Hwy. 41 on a bearing of  $S\ 18^{\circ}19'49''\ W$  a distance of 271.06 feet to a point; thence turn an angle to the right and leaving said right-of-way run in a Northwesterly direction on a bearing of  $N\ 82^{\circ}41'04''\ W$  a distance of 207.95 feet to a point; thence turn an angle to the left and run in a Northwesterly direction on a bearing of  $N\ 17^{\circ}49'40''\ W$  a distance of 135.00 feet to a point; thence turn an angle to the left and run in a Northwesterly direction on a bearing of  $N\ 72^{\circ}50'20''\ W$  a distance of 137.88 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of  $S\ 64^{\circ}59'05''\ W$  a distance of 137.77 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of  $S\ 47^{\circ}55'08''\ W$  a distance of 263.23 feet to a point; thence turn an angle to the right and run in a Northwesterly direction on a bearing of  $N\ 78^{\circ}13'04''\ W$  a distance of 214.20 feet to a point; thence turn an angle to the left and run in



a Southwesterly direction on a bearing of S 83°38'42" W a distance of 182.38 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 55°09'33" W a distance of 147.23 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 37°32'30" W a distance of 400.53 feet to a point; thence turn an angle to the right and run in a Southwesterly direction on a bearing of S 65°54'49" W a distance of 323.13 feet to a point; thence turn an angle to the right and run in a Northwesterly direction on a bearing N 72°16'36" W a distance of 310.53 feet to a point; thence turn an angle to the right and run in a Northwesterly direction on a bearing of N 26°22'25" W a distance of 168.99 feet to a point; thence turn an angle to the left and run in a Northwesterly direction on a bearing of N 63°16'22" W a distance of 343.51 feet to a point; thence turn an angle to the left and run in a Northwesterly direction on a bearing of N 85°29'22" W a distance of 235.73 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 61°28'40" W a distance of 200.60 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 26°37'31" W a distance of 203.93 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 12°19'42" W a distance of 183.44 feet to a point; thence turn an angle to the right and run in a Southwesterly direction on a bearing of S 56°41'28" W a distance of 331.97 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 39°05'46" W a distance of 258.78 feet to a point; thence turn an angle to the left and run in a Southwesterly direction on a bearing of S 11°55'46" W a distance of 103.10 feet to a point; thence turn an angle to the right and run in a Southwesterly direction on a bearing of S 35°37'59" W a distance of 155.21 feet to a point on the Northerly right-of-way of Farmhouse Way; thence turn an angle to the right and run along said right-of-way in a Northwesterly direction on a bearing of N 49°02'21" W a distance of 70.00 feet to a point; thence turn an angle to the left and continue along said right-of-way in a Northwesterly direction on a bearing of N 54°22'01" W a distance of 48.90 feet to a point, said point being on a curve to the left; thence continue along said right-of-way and along the arc of said curve, having a radius of 39.00 feet, a central angle of 84°19'07" and chord bearing of N 60°23'50" W an arc distance of 57.39 feet to a point; thence continue along said right-of-way in a Northwesterly direction on a bearing of N 54°22'01" W a distance of 27.82 feet to a point, said point being the beginning of a curve to the right; thence continue along said right-of-way and along the arc of said curve, having a radius of 31.00 feet, a central angle of 58°23'06" and chord bearing of N 25°10'28" W an arc distance of 31.59 feet to the POINT OF BEGINNING. Said parcel containing 20.601 acres, more or less.

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## THE COMMUNITY CENTER PROPERTY

STATE OF ALABAMA  
SHELBY COUNTY

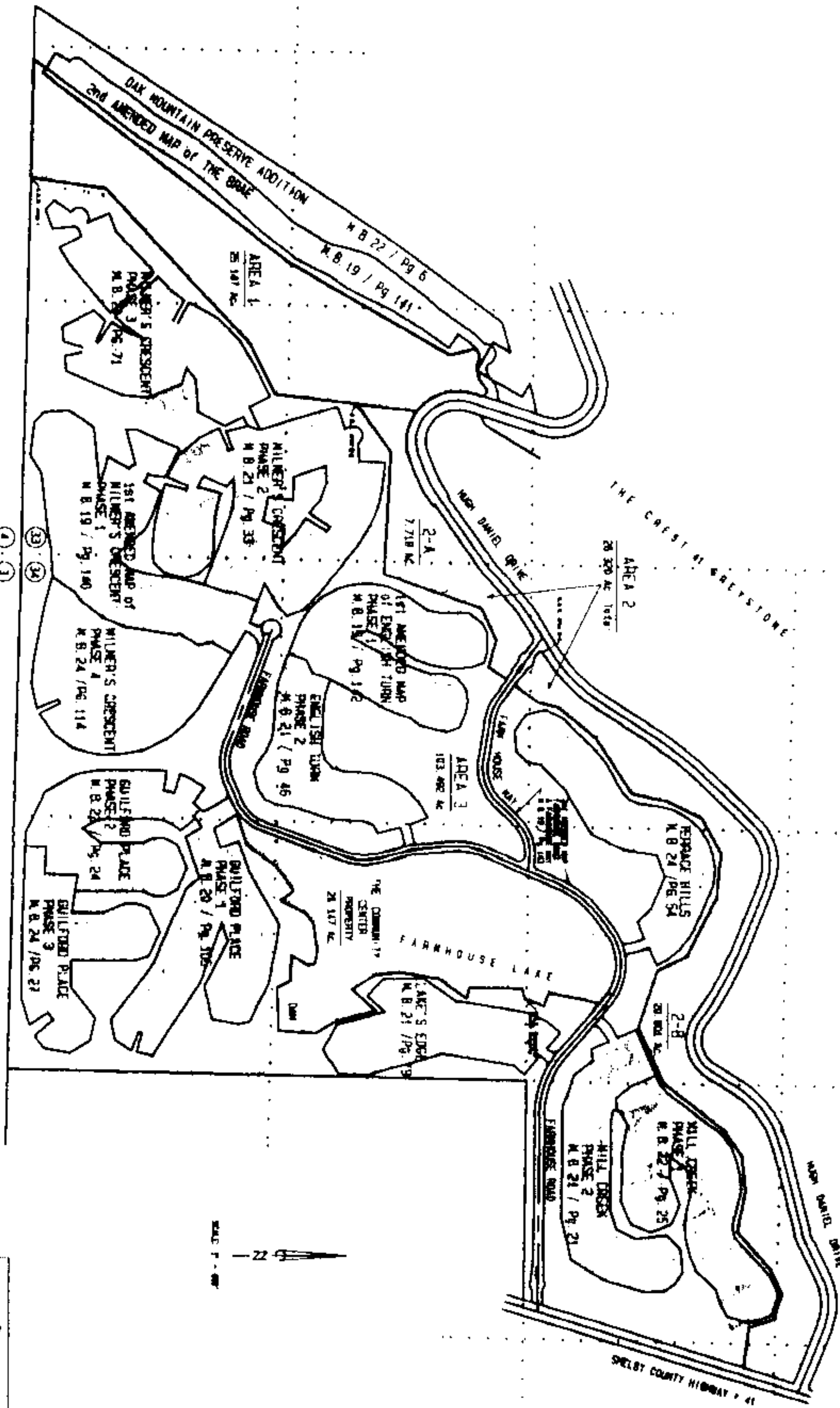
A parcel of land situated in the Southeast 1/4 of the Northwest 1/4, and the East 1/2 of the Southwest 1/4, all in Section 34, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast corner of the Northwest 1/4 of said Section 34 and run in a Westerly direction along the South line of said 1/4 section a distance of 417.35 feet to the POINT OF BEGINNING of the herein described parcel; thence turn a deflection angle of  $72^{\circ}03'32''$  and run to the left in a Southwesterly direction a distance of 10.42 feet to a point; thence turn an interior angle of  $118^{\circ}29'09''$  and run to the right in a Southwesterly direction a distance of 56.80 feet to a point; thence turn an interior angle of  $258^{\circ}50'56''$  and run to the left in a Southerly direction a distance of 272.35 feet to a point; thence turn an interior angle of  $255^{\circ}42'17''$  and run to the left in a Southeasterly direction a distance of 56.77 feet to a point; thence turn an interior angle of  $70^{\circ}26'46''$  and run to the right in a Southwesterly direction a distance of 176.42 feet to a point; thence turn an interior angle of  $204^{\circ}27'08''$  and run to the left in a Southwesterly direction a distance of 201.75 feet to a point; thence turn an interior angle of  $196^{\circ}37'41''$  and run to the left in a Southeasterly direction a distance of 134.80 feet to a point; thence turn an interior angle of  $207^{\circ}09'12''$  and run to the left in a Southeasterly direction a distance of 134.94 feet to a point; thence turn an interior angle of  $284^{\circ}10'51''$  and run to the left in a Northeasterly direction a distance of 168.87 feet to a point; thence turn an interior angle of  $56^{\circ}57'20''$  and run to the right in a Southeasterly direction a distance of 214.21 feet to a point; thence turn an interior angle of  $195^{\circ}11'12''$  and run to the left in a Southeasterly direction a distance of 124.01 feet to a point; thence turn an interior angle of  $146^{\circ}52'28''$  and run to the right in a Southerly direction a distance of 192.38 feet to a point; thence turn an interior angle of  $95^{\circ}38'34''$  and run to the right in a Westerly direction a distance of 225.60 feet to a point; thence turn an interior angle of  $114^{\circ}06'49''$  and run to the right in a Northwesterly direction a distance of 76.20 feet to a point; thence turn an interior angle of  $242^{\circ}36'35''$  and run to the left in a Westerly direction a distance of 141.26 feet to a point; thence turn an interior angle of  $60^{\circ}12'49''$  and run to the right in a Northeasterly direction a distance of 105.56 feet to a point; thence turn an interior angle of  $221^{\circ}48'05''$  and run to the left in a Northwesterly direction a distance of 31.43 feet to a point; thence turn an interior angle of  $247^{\circ}27'52''$  and run to the left in a Northwesterly direction a distance of 66.61 feet to a point; thence turn an interior angle of  $199^{\circ}20'26''$  and run to the left in a Southwesterly direction a distance of 147.12 feet to a point; thence turn an interior angle of  $210^{\circ}36'06''$  and run to the left in a Southwesterly direction a distance of 69.11 feet to a point; thence turn an interior angle of  $205^{\circ}21'31''$  and run to the left in a Southwesterly direction a distance of 142.11 feet to a point; thence turn an interior angle of  $65^{\circ}22'21''$  and run to the right in a Northwesterly direction a distance of 86.79 feet to a point; thence turn an interior angle of  $266^{\circ}00'50''$  and run to the left in a Southwesterly direction a distance of 152.13 feet to a point; thence turn an interior angle of  $198^{\circ}42'51''$  and run to the left in a Southwesterly direction a distance of 192.84 feet to a point; thence turn an interior angle of  $143^{\circ}18'59''$  and run to the right in a Southwesterly direction a distance of 145.23 feet to a point; thence turn an interior angle of  $71^{\circ}38'37''$  and run to the right in a Northerly direction a distance of 22.24 feet to a point on the Southeasterly right-of-way of a proposed 50 foot wide road, said point also lying on a curve to the left having a central angle of  $26^{\circ}34'06''$  and a radius of 275.00 feet; thence turn an interior angle of  $134^{\circ}20'27''$  to tangent and run in a Northeasterly direction an arc distance of 127.52 feet to a point; thence continue in a Northeasterly direction along said right-of-way tangent to last described curve a distance of 438.87 feet to a point on a curve to the left, said curve



having a central angle of  $34^{\circ}22'42''$  and a radius of 325.00 feet; thence run along said right-of-way and arc of said curve in a Northeasterly to Northerly to Northwesterly direction an arc distance of 195.00 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northwesterly direction a distance of 153.71 feet to a point on a curve to the right having a central angle of  $8^{\circ}50'24''$  and a radius of 225.00 feet; thence continue along said right-of-way and arc of said curve in a Northwesterly direction an arc distance of 34.71 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northwesterly direction a distance of 179.20 feet to a point on a curve to the right having a central angle of  $29^{\circ}01'03''$  and a radius of 375.00 feet; thence continue along said right-of-way and arc of said curve in a Northwesterly to Northerly to Northeasterly direction an arc distance of 189.92 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction a distance of 405.16 feet to a point on a curve to the right having a central angle of  $30^{\circ}24'47''$  and radius of 475.00 feet; thence continue along said right-of-way and arc of said curve a distance of 252.13 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction a distance of 100.75 feet to a point on a curve to the right having a central angle of  $76^{\circ}05'39''$  and a radius of 275.00 feet; thence continue along said right-of-way and arc of said curve in a Northeasterly to Easterly to Southeasterly direction an arc distance of 365.23 feet to a point; thence continue along said right-of-way tangent to last described curve in a Southeasterly direction a distance of 31.31 feet to a point; thence turn an interior angle of  $118^{\circ}41'21''$  and leaving said right-of-way run to the right in a Southwesterly direction a distance of 268.74 feet to a point; thence turn an interior angle of  $261^{\circ}56'40''$  and run to the left in a Southeasterly direction a distance of 71.66 feet to a point; thence turn an interior angle of  $91^{\circ}19'00''$  and run to the right in a Southwesterly direction a distance of 94.00 feet to the POINT OF BEGINNING, contains 26.147 acres, more or less.

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# COMMON AREAS OF GREYSTONE FARMS

SITUATED IN SECTION 33 AND SECTION 34,  
TOWNSHIP 18 SOUTH, RANGE 1 WEST,  
CITY OF HOOVER, SHELBY COUNTY, ALABAMA  
HOOVER, ALABAMA

NOTE:  
THIS PLAN IS FOR REFERENCE ONLY. TO SHOW  
COMMON AREAS FOR GREYSTONE FARMS.  
THIS IS NOT A SURVEY.  
REVISED: NOV. 9, 1998



P. A. R. A. G. B. N.  
ENGINEERING, INC.  
1000 10TH AVENUE  
HOVER, ALABAMA 36033

Inst # 1998-44793

11/12/1998-44793  
09:34 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
016 CRH 297.00