

This instrument was prepared by:

(Name) Holliman, Shockley & Kelly
(Address) 2491 Palham Parkway
Prichard, AL 36124Send Tax Notice to: Stanley K. Smith
(Name) Robert C. Thomas, Jr. and Brent A. Tyra
(Address) _____**PARTNERSHIP WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy-Five Thousand and no/100 Dollars
to the undersigned grantor, Greenbriar, Ltd. a (general) (limited) partnership,(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged,
the said GRANTOR does by these presents, grant, bargain, sell and convey untoStanley K. Smith, Robert C. Thomas, Jr. and
Brent A. Tyra(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:See EXHIBIT "A" attached hereto and made a part hereof as if set forth in full herein for
the complete legal description of the property being conveyed by this instrument.SUBJECT TO: (1) Taxes for the year 1999 and subsequent years; (2) Easements,
restrictions, reservations, rights-of-way, limitations, covenants and conditions
of record, if any; (3) Mineral and mining rights, if any.

Robert C. Thomas, Jr. is one and the same person as Robert C. Thomas.

\$ 75,000.00 of the purchase price recited above was paid from the proceeds of a
first mortgage loan executed and recorded simultaneously herewith.

Inst # 1999-10878

03/11/1999-10878

01-04-99 CERTIFIED

BY ON 12.00

TO HAVE AND TO HOLD, unto the said GRANTEES as joint tenants, with the right of survivorship, their heirs and
assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is
severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the en-
tire interest in fee simple shall pass to the surviving grantee, and, if one does not survive the other, then the heirs and
assigns of the grantees herein shall take as tenants in common.And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and
assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, war-
rant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all
persons.IN WITNESS WHEREOF, the said GRANTOR, by its General Partners who are authorized to execute this con-
veyance, has hereto set its signature and seal, this the 5th day of February 19 99Farris Management Co., Inc.
Managing General Partner of Greenbriar, Ltd.By Mary F. Ronsach (Seal)
Mary F. Ronsach PresidentBy Janet F. Standridge (Seal)
Janet F. Standridge

ACKNOWLEDGMENT FOR PARTNERSHIP

STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned authority, a Notary Public, in and for said county in said state, hereby certify that
Mary F. Roensch and Janet F. Standridge

whose name(s) as general partner(s) of Farris Management Co., Inc. Managing General Partner of
Greenbriar, Ltd. a (n) Alabama (general) (limited)

partnership, and whose name(s) is (are) signed to the foregoing instrument, and who is (are) known to me, acknowledged before
me on this day that, being informed of the contents of said instrument, (he) (she) (they), as such partner(s), and with full authority,
executed the same voluntarily for and as the act of said partnership.

Given under my hand and official seal this 5th day of February, 19 99

AFFIX NOTARIAL SEAL

My commission expires

Notary Public

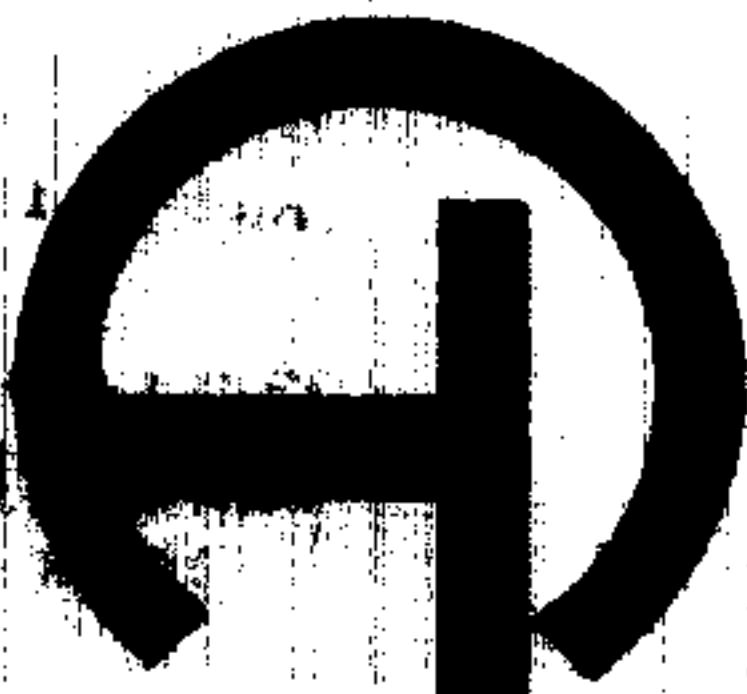
Return To:

TO

WARRANTY DEED

(Partnership form, jointly for life with
remainder to survivor)

STATE OF ALABAMA
COUNTY OF



Recording Fee \$
Deed Tax \$

This form furnished by

Cahaba Title, Inc.

INDEPENDENT OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205) 989-8600

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

(205) 833-1571

EXHIBIT "A"

Parcel I:

A parcel of land located in the NE 1/4 of NE 1/4 of Section 2, Township 21 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:
Commence at the NE corner of said Section 2; thence West along the North line of said 1/4-1/4 Section a distance of 962.79 feet; thence left 84 degrees 05 minutes 32 seconds and run in a Southwesterly direction a distance of 348.85 feet measured (329.0 feet deed) to the point of beginning; thence continue along last described course a distance of 23.91 feet; thence left 89 degrees 03 minutes 31 seconds and run in a Southeasterly direction a distance of 97.0 feet to a point lying on the Westerly right of way line of U.S. Highway #31 (90-foot right of way); thence left 90 degrees 43 minutes 21 seconds and run in a Northeasterly direction along said right of way line a distance of 23.49 feet; thence leaving said right of way line left 89 degrees 01 minutes 41 seconds and run in a Northwesterly direction a distance of 97.10 feet to the point of beginning.
According to survey of R.C. Farmer, dated January 8, 1999.

Parcel II:

A parcel of land located in the NE 1/4 of NE 1/4 of Section 2, Township 21 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:
Commence at the NE corner of said Section 2; thence West along the North line of said 1/4-1/4 Section a distance of 962.79 feet; thence left 84 degrees 05 minutes 32 seconds and run in a Southwesterly direction a distance of 372.76 feet to the point of beginning; thence continue along last described course a distance of 25.44 feet; thence left 89 degrees 53 minutes 14 seconds and run in a Southeasterly direction a distance of 96.89 feet to a point lying on the Westerly right of way line of U.S. Highway #31 (90-foot right of way); thence left 89 degrees 53 minutes 38 seconds and run in a Northeasterly direction along said right of way line a distance of 24.03 feet; thence leaving said right of way line left 89 degrees 16 minutes 39 seconds and run in a Northwesterly direction a distance of 97.0 feet to the point of beginning.
According to survey of R.C. Farmer, dated January 8, 1999.

1/5/99

JS
LBJ

Inst # 1999-10278 MJR

03/11/1999-10278
01:04 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOB CRH 13.00