

STATE OF ALABAMA     )  
SHELBY COUNTY         )

Send Tax Notice to:  
JTJG, LLP  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Inst # 2001-24784

**GENERAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned **NATIONAL-STANDARD COMPANY**, an Indiana corporation (hereinafter called "Grantor"), in hand paid by **JTJG, LLP**, an Alabama limited liability partnership, (hereinafter called "Grantee"), the receipt whereof is hereby acknowledged, Grantor does grant, bargain, sell and convey unto the Grantee that certain real property lying and being situated in Shelby County, Alabama as more particularly described on Exhibit A attached hereto and made a part hereof (the "Property").

TO HAVE AND TO HOLD to the Grantee, his heirs and assigns forever.

It is expressly understood and agreed that this Deed is made subject to the following (the "Exceptions"):

1. Ad Valorem taxes for the current tax year and subsequent years.
2. Existing easements, restrictions, limitations, covenants, conditions, if any, of record.

And the Grantor, for the Grantor, and its successors and assigns, covenants with the Grantee, and its successors and assigns, that the Grantor is lawfully seized in fee simple of said Property; that the Property is free from all encumbrances except for the Exceptions; that the Grantor has a good right to sell and convey the same as aforesaid; that the Grantor, and its successors and assigns, shall warrant and defend the same to the Grantee, and its successors and assigns, forever against the lawful claims and demands of all persons other than persons claiming under the Exceptions.

IN WITNESS WHEREOF, the undersigned Grantor has executed this Statutory Warranty Deed on the 13<sup>th</sup> day of June, 2001.

**NATIONAL-STANDARD COMPANY**, an Indiana corporation

By: \_\_\_\_\_

Its: President

STATE OF MICHIGAN )  
BERRIEN COUNTY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that E. A. Roskovensky, whose name as President of National-Standard Company, an Indiana corporation, 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 said instrument, he/she, as such \_\_\_\_\_ and with full authority, executed the same voluntarily for and as the act of said corporation.

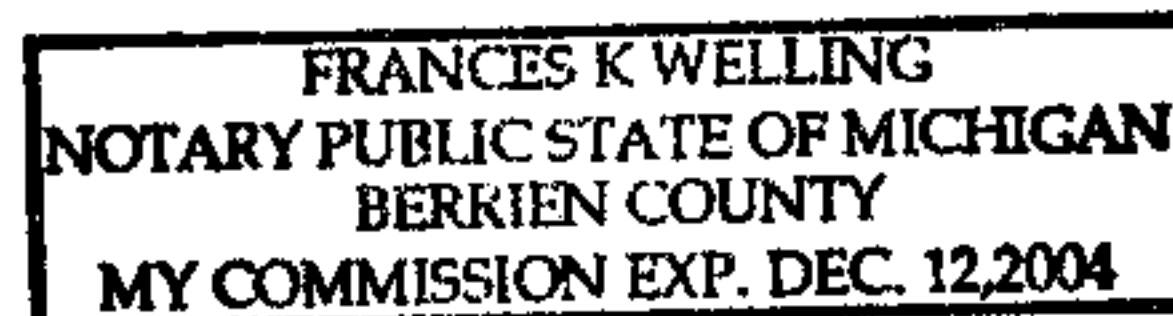
Given under my hand and official seal this the 13<sup>th</sup> day of June, 2001.

Frances K. Welling  
Notary Public

My Commission Expires: 12-12-04

[OFFICIAL SEAL]

This instrument was prepared by:  
Stephen W. Stallcup, Esq.  
Maynard, Cooper & Gale, P.C.  
2400 AmSouth/Harbert Plaza  
1901 Sixth Avenue North  
Birmingham, Alabama 35203-2618  
(205) 254-1000



## EXHIBIT A

### (Legal Description)

A parcel of land situated in the SE ¼ of Section 22, and the E ½ of the NE ¼ of Section 27, Township 21 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast corner of said Section 22, thence run North 0°07'39" West along the East line of said Section 22 for a distance of 123.94 feet to a point; thence run South 89°50'44" East for a distance of 350.40 feet to a point; thence run South 0°23'31" West for a distance of 81.90 feet to a point; thence run South 89°28'43" East for a distance of 336.30 feet to a point; thence run North 0°24'17" East for a distance of 833.20 feet to a point; thence run South 89°37'19" East for a distance of 75.98 feet to a point; thence run North 0°25'57" East for a distance of 372.52 feet to a point; thence run South 88°26'13" West for a distance of 774.63 feet to a point; thence run South 88°47'14" West for a distance of 638.09 feet to a rebar and cap found; thence run South 0°06'26" West for a distance of 644.9 feet to an iron pin set at the point of beginning; thence continue along last stated course for a distance of 2,006.05 feet to an iron pin on the North right of way line of Alabama Highway No. 70; thence run North 88°39'51" East along said North right of way line for a distance of 135.00 feet to an iron pin set; thence run North 8°00'00" East along the Northwest right of way line of Industrial Road for a distance of 6.70 feet to an iron pin set on a curve to the right having a central angle of 42°20'28" and a radius of 435.14 feet and a chord bearing of North 19°33'32" East; thence run in a Northeasterly direction along the arc of said curve and also along said Northwest right of way line for a distance of 321.56 feet to an iron pin found; thence run North 36°28'28" West for a distance of 272.02 feet to an iron pin found; thence run North 02°31'19" West for a distance of 90.26 feet to an iron pin found; thence run North 00°31'18" West for a distance of 60.10 feet to an iron pin found; thence run North 01°40'18" East for a distance of 225.54 feet to an iron pin found on a curve to the right having a central angle of 36°47'55" and a radius of 354.41 feet and a chord bearing of North 44°27'41" East; thence run in a Northeasterly direction along the arc of said curve for a distance of 227.62 feet to an iron pin found; thence run North 78°09'19" East for a distance of 40.30 feet to an iron pin found; thence run North 83°07'14" East for a distance of 125.60 feet to an iron pin found; thence run South 85°52'41" East for a distance of 89.90 feet to an iron pin set 27.62 feet West of an iron pin found; thence run North 01°09'58" East for a distance of 39.21 feet to an iron pin set; thence run North 89°22'10" West for a distance of 12.31 feet to an iron pin set; thence run North 00°59'22" East for a distance of 51.87 feet to an iron pin set; thence run South 88°05'55" East for a distance of 16.35 feet to an iron pin set; thence run North 00°27'47" West for a distance of 142.00 feet to an iron pin set; thence run North 89°21'23" West for a distance of 17.47 feet to an iron pin set; thence run North 00°19'58" East for a distance of 215.05 feet to an iron pin set; thence run South 85°00'34" East for a distance of 19.14 feet to an iron pin set; thence run North 00°25'16" East for a distance of 93.29 feet to an iron pin set; thence run North 0°08'31" East for a distance of 457.99 feet to an iron pin set; thence run North 2°59'40" West for a distance of 134.20 feet to an iron pin set; thence run North 87°18'31" West for a distance of 41.79 feet to an iron pin set; thence run North 89°35'16" West for a distance of 136.02 feet to an iron pin set; thence run North 84°23'03" West for a distance of 192.14 feet to an iron pin set; thence run South 1°00'07" West for a distance of 203.39 feet to an iron pin set; thence run South 74°49'17" West for a distance of 81.83 feet to an iron pin set; thence run North 89°06'47" West for a distance of 41.23 feet to the point of beginning.

Inst # 2001-24784

06/18/2001-24784  
09:33 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 CJ1 21.00