

\$ 189,000.00

**THIS INSTRUMENT PREPARED BY:**

James J. Odom, Jr.  
P.O. Box 11244  
Birmingham, AL 35202-1244

**SEND TAX NOTICE TO:**

Southern Landmark Development, LLC  
111-A Owens Parkway  
Birmingham, AL 35244

STATE OF ALABAMA )  
COUNTY OF SHELBY )

**STATUTORY WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS THAT** in consideration of the dissolution of Country Square Partnership, an Alabama general partnership now composed only of Southern Landmark Development, LLC ("Grantor"), Grantor does by these presents, distribute, grant, bargain, sell and convey unto Southern Landmark Development, LLC ("Grantee") all of its interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

See attached Exhibit A for Legal Description.

**SUBJECT TO:** (1) Current Taxes; (2) Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 109, at Page 57, Deed Book 142, at Page 82, and Deed Book 170, at Page 278, in Probate Office; (3) Easement to city of Pelham as shown by instrument recorded in Deed Book 337, at Page 529 in Probate Office; (4) Right of Way granted to Shelby County by instrument recorded in Deed Book 101, at Page 249, in Probate Office.

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

**IN WITNESS WHEREOF**, the undersigned has executed this conveyance on this the

28<sup>th</sup> day of June, 2001.

**WITNESS:**

Country Square Partnership, an  
Alabama general partnership

By: Southern Landmark Development, LLC

By: Michael L. Wood  
Michael L. Wood, as its Manager

By: Roy L. Martin  
Roy L. Martin, as its Manager

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael L. Wood and Roy L. Martin, whose names as Managers of Southern Landmark Development, LLC, an Alabama limited liability company, are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day, that, being informed the contents of the conveyance, they, as such Managers and with full authority, executed the same for and on behalf of said limited liability company.

Given under my hand and seal this 28<sup>th</sup> day of June, 2001.

James J. Odom, Jr.  
Notary Public

My Commission Expires: 7/14/03

07/06/2001-27949  
09:57 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MB 203.00

Inst # 2001-27949

# EXHIBIT "A"

A parcel of land in the NW  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of Section 24, Township 20 South, Range 3 West, Shelby County, Alabama, described as follows: Commence at the Northwest corner of said Section 24; thence run South along the West Section line 421.59 feet to a point on the centerline of a railroad track; thence turn left 25 deg. 06 min. 32 sec. and run Southeast 248.34 feet along said centerline; thence turn left 100 deg. 52 min. 15 sec. and run Northeast 73.32 feet to a point on the railroad right of way; thence turn right 100 deg. 52 min. 15 sec. and run Southeast 143.89 feet to the center of a 16 foot drainage easement and the point of beginning; thence continue last course 148.24 feet to the North right of way of Shelby County Highway #52; thence turn left 80 deg. 25 min. 28 sec. and run Northeast 130.07 feet along said right of way to the point of a clockwise curve having a delta angle of 01 deg. 27 min. 44 sec. and a radius of 1934.73 feet; thence run along the arc of said curve 49.38 feet; thence turn left 93 deg. 52 min 07 sec. from tangent and run Northwest 116.34 feet; thence turn left 19 deg. 42 min. 30 sec. and run Northwest 79.14 feet to the center of said 16 foot drainage easement; thence turn left 82 deg. 15 min. 14 sec. and run Southwest 174.63 feet along said drainage easement to the point of beginning; being situated in Shelby County, Alabama.

# 2001-27949

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