

(Name) John C. Hensley
(Address) 524 North 21st St., B'ham, Alabama

Jefferson Land Title Service Co., Inc.
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twelve Thousand One Hundred Ninety-five - - - - and 48/100 DOLLARS and the execution of a purchase money mortgage in principal amount of \$48,750.00:

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Henry E. Tyson and wife, Lurline Y. Tyson

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Quint Properties, Inc., an Alabama Corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit: A part of NE1/4 of SE1/4 of

Section 29 and NW1/4 of SW1/4 of Section 28, Township 21 South, Range 2 West, situated in Shelby County, Alabama, being more particularly described as follows: Begin at the NW corner of NE1/4 of SE1/4 of said Section 29, run thence South 2° 30' East along the West line of said NE1/4 of SE1/4 a distance of 661.9 feet more or less to Northeasterly right of way line of the L & N Railroad as now existing, thence Southeasterly along said right of way line a distance of 481.8 feet; thence North 87° 18' East a distance of 2038.25 feet more or less to the Westerly right of way line of U.S. Highway 31 as now existing; thence North 18° 00' west along said Highway right of way line a distance of 1077.70 feet more or less to the North line of the NW1/4 of SW1/4 of Section 28, Township 21 South, Range 2 West; thence South 89° 00' West along said North line of said 1/4-1/4 section a distance of 1958.1 feet more or less to the point of beginning. LESS & EXCEPT the following described land: Commence at the NW corner of the NE1/4 of SE1/4 of said Section 29, Township 21 South Range 2 West, run thence North 89° 00' East along northerly line thereof a distance of 675.10 feet for point of beginning; thence continue along the Northerly line of the NE1/4 of SE1/4 Section 29 and the NW1/4 of SW1/4 of Section 28 a distance of 1283.00 feet more or less to the Westerly right of way line of U. S. Highway 31; thence South 18° 00' East along said right of way a distance of 300.00 feet; thence South 89° 00' West a distance of 473.00 feet; thence South 1° 00' East a distance of 50.00 feet; thence South 82° 14' West a distance of 245.44 feet; thence South 87° 47' West a distance of 139.48 feet; thence North 81° 26' West a distance of 239.87 feet; thence South 89° 00' West a distance of 278.00 feet; thence North 18° 00' West a distance of 329.00 feet more or less to the point of beginning. Containing 40.17 acres, more or less.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this ~~xxxx~~ 2nd day of ~~xxxx~~ April, 19 74.

BOOK 286 PAGE 157
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
Deed Feb 12, 50
1974 APR -2 PM 2:07
U.C.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
James H. Hensley
JUDGE OF PROBATE

(SEAL) Henry E. Tyson (SEAL)
(SEAL) Lurline Y. Tyson (SEAL)
(SEAL) (SEAL)

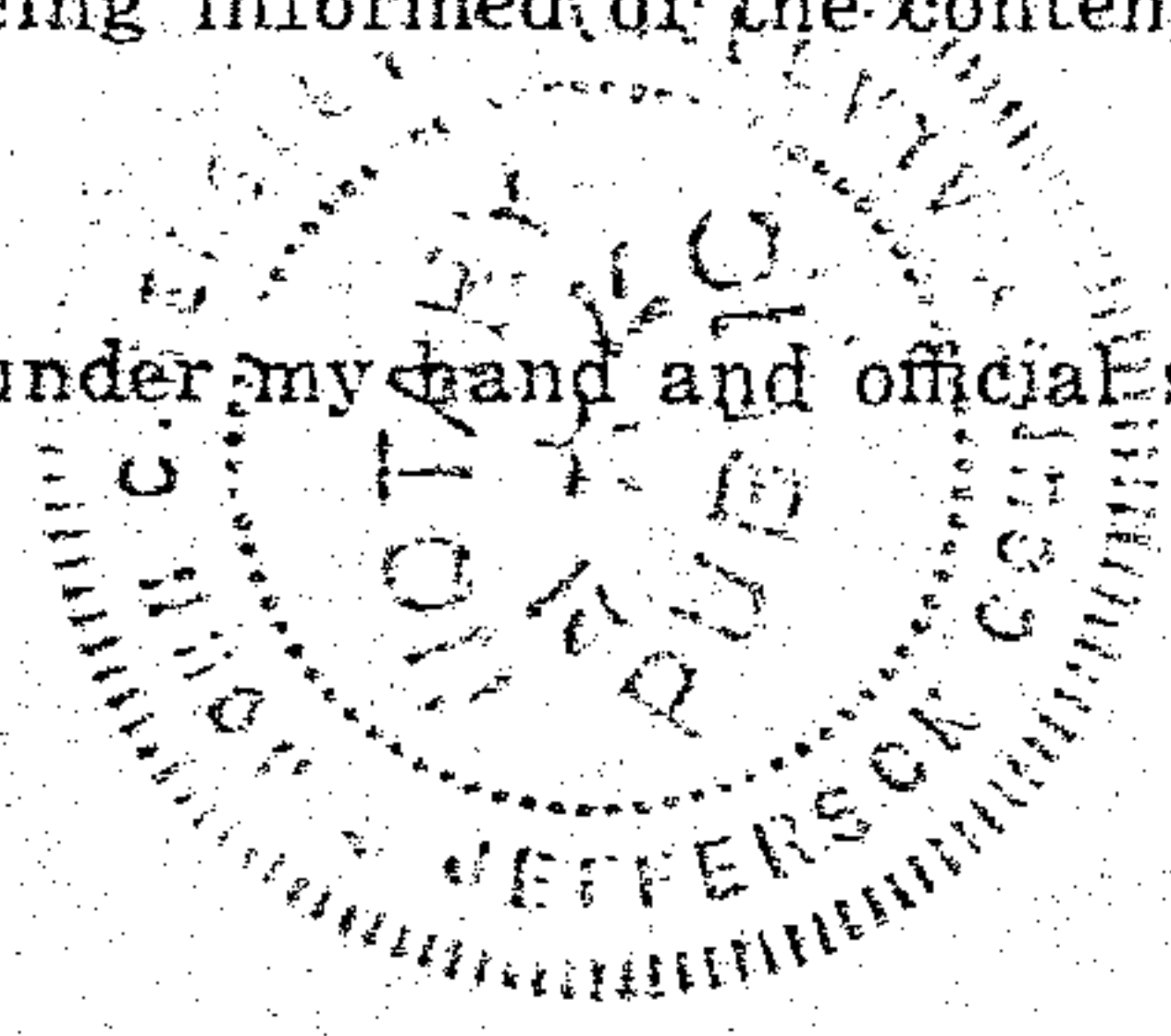
STATE OF Alabama
Jefferson COUNTY

General Acknowledgment

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that Henry E. Tyson and wife, Lurline Y. Tyson

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this ~~xxxx~~ 2nd day of ~~xxxx~~ April, A.D. 19 74



John C. Hensley
Notary Public