

STATE OF ALABAMA )

SHELBY COUNTY )

QUIT CLAIM DEED

QUIT CLAIM DEED executed and delivered this 25th day of February, 1983, by BELANDCO, INC., an Alabama corporation (hereinafter referred to as the "Grantor"), to SOUTHTRUST BANK OF ALABAMA, NATIONAL ASSOCIATION, a national banking association (hereinafter referred to as the "Grantee").

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid to the Grantor by the Grantee and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantor does by these presents, REMISE, RELEASE, QUIT CLAIM and CONVEY to the Grantee all of the right, title and interest of the Grantor in and to that certain real estate situated in Shelby County, Alabama and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference; TOGETHER WITH all rights of redemption, both statutory and equitable, of the Grantor, if any, in and to said real estate.

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

IN WITNESS WHEREOF, the Grantor has set its hand and seal on the day and year first above written.

GRANTOR:

BELANDCO, INC.  
an Alabama corporation

By: 


Sam W. Bennett, President

STATE OF ALABAMA )

JEFFERSON COUNTY )

I, the Undersigned, a Notary Public in and for said County in said State, hereby certify that SAM W. BENNETT whose name as President of Belandco, Inc., an Alabama 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily, for and as the act of said corporation.

Given under my hand and official seal, this 25th day of ~~January~~ 1983.

*February*  
Notary PublicMy Commission Expires: 8-1-85

THIS INSTRUMENT WAS PREPARED BY  
STEPHEN R. MONK  
1400 CITY NATIONAL BANK BLDG.  
BIRMINGHAM, ALABAMA 35203

BERKOWITZ, LE  TS & PATRICK 

1400 CITY NATIONAL BANK BUILDING

BOOK 345 PAGE 482

PARCEL I:

Commence at the southeast corner of the SE 1/4 of the NW 1/4 of Section 26, Township 21 South, Range 3 West and run westerly along the south line thereof 1380.62 feet to the point of beginning; thence continue along the last described course 345.00 feet; thence turn right 89 deg. 33 min. 20 sec. and run northerly 180.00 feet; thence turn left 157 deg. 18 min. 50 sec. and run southwesterly 194.46 feet; thence turn left 22 deg. 41 min. 10 sec. and run southerly 200.00 feet; thence turn right 18 deg. 43 min. 50 sec. and run southwesterly 109.03 feet; thence turn right 7 deg. 50 min. 05 sec. and run southwesterly 111.80 feet; thence turn right 5 deg. 15 min. 50 sec. and run southwesterly 405.38 feet; thence turn left 13 deg. 42 min. 50 sec. and run southwesterly 182.48 feet; thence turn left 17 deg. 57 min. 55 sec. and run southerly 190.00 feet; thence turn right 90 deg. 00 min. and run westerly 10.00 feet; thence turn left 90 deg. 00 min. and run southerly 220.00 feet; thence turn left 90 deg. 00 min. and run easterly 786.70 feet; thence turn left 90 deg. 09 min. 30 sec. and run northerly 1330.00 feet to the point of beginning; being situated in NW 1/4 of SW 1/4 and SW 1/4 of NW 1/4 of said Section 26.

This conveyance is made subject to the following:

1. Taxes for 1982 which are a lien but not due and payable until October 1, 1982.
2. Transmission Line Permit to Alabama Power Company dated June 27, 1952, recorded in Deed Book 154, page 423, Probate Office of Shelby County, Alabama.
3. Mineral and mining rights excepted in Deed Book 319, Page 451, in said Probate Office.
4. Mortgage from Belandco, Inc. to Birmingham Trust National Bank, in the amount of \$250,000.00 dated January 10, 1979, filed January 16, 1979, in Mortgage Book 387, Page 365, in the Probate Office of Shelby County, Alabama.

PARCEL II:

Commence at the southeast corner of the SE 1/4 of the NW 1/4 of Section 26, Township 21 South, Range 3 West, and run Westerly along the South line thereof 1725.62 feet; thence turn right 89 deg. 33 min. 20 sec. and run Northerly 180.0 feet to the point of beginning; thence continue along the last described course 500.0 feet; thence turn left 89 deg. 33 min. 20 sec. and run westerly 50.00 feet; thence turn right 89 deg. 33 min. 20 sec. and run northerly 85.28 feet; thence turn left 39 deg. 53 min. 20 sec. and run Northwesternly 118.14 feet; thence turn left 26 deg. 31 min. 20 sec. and run Northwesternly 97.08 feet; thence turn left 22 deg. 14 min. 05 sec. and run westerly 300.00 feet; thence turn left 25 deg. 31 min. 05 sec. and run Southwesterly 65.45 feet; thence turn left 66 deg. 23 min. 05 sec. and run Southerly 400.00 feet; thence turn right 91 deg. 09 min. 45 sec. and run westerly 180.00 feet; thence turn left 91 deg. 09 min. 45 sec. and run Southerly 22.01 feet; thence turn right 90 deg. 00 min. and run westerly 240.00 feet; thence turn left 90 deg. 00 min. and run southerly 500.00 feet; thence turn left 90 deg. 00 min. and run Easterly 240.00 feet; thence turn left 90 deg. 00 min. and run Northerly 51.91 feet; thence turn right 91 deg. 09 min. 45 sec. and run Easterly 305.00 feet; thence turn left 90 deg. 00 min. and run Northerly 75.00 feet; thence turn right 90 deg. 00 min. and run Easterly 394.10 feet; thence turn left 67 deg. 45 min. 30 sec. and run Northeasterly 113.43 feet to the point of beginning.

Also commence at the Southeast corner of the SE 1/4 of the NW 1/4 of Section 26, Township 21 South, Range 3 West, this being the point of beginning; thence run westerly along the south line thereof 515.00 feet; thence turn right 142 deg. 03 min. 40 sec. and run Northeasterly 633.85 feet; thence turn right 125 deg. 43 min. 10 sec. and run Southerly 390.00 feet to the point of beginning.

This conveyance is made subject to the following:

1. Taxes for 1982 which are a lien but not due and payable until October 1, 1982.

2. Mineral and mining rights excepted in Deed Book 329, Page 241.

3. Transmission Line Permit to Alabama Power Company dated June 27, 1952, recorded in Deed Book 154, Page 423, in Probate Office of Shelby County, Alabama.

4. Mortgage executed by Belandco, Inc. to Birmingham Trust National Bank dated October 13, 1980 and recorded October 16, 1980, at 8:48 a.m., in Mortgage Book 406, Page 801, in the Probate Office of Shelby County, Alabama.

PARCEL III:

Commence at the Southeast corner of the SE 1/4 of NW 1/4 of Section 26, Township 21 South, Range 3 West and run Westerly along the South line thereof 1725.62 feet; thence turn right 89 deg. 33 min. 20 sec. and run Northerly 180.00 feet; thence turn left 157 deg. 18 min. 50 sec. and run Southwesterly 113.43 feet to the point of beginning; thence continue along the last described course 81.03 feet; thence turn left 22 deg. 41 min. 10 sec. and run southerly 200.00 feet; thence turn right 18 deg. 43 min. 50 sec. and run Southwesterly 109.03 feet; thence turn right 7 deg. 50 min. 05 sec. and run Southwesterly 111.80 feet; thence turn right 5 deg. 15 min. 50 sec. and run Southwesterly 405.38 feet; thence turn left 13 deg. 42 min. 50 sec. and run Southwesterly 182.48 feet; thence turn left 17 deg. 57 min. 55 sec. and run Southerly 190.00 feet; thence turn right 90 deg. 00 min. and run Westerly 10.00 feet; thence turn left 90 deg. 00 min. and run Southerly 220.00 feet; thence turn right 90 deg. 00 min. and run Westerly 525.00 feet; thence turn right 89 deg. 07 min. 25 sec. and run Northerly 1280.00 feet; thence turn right 90 deg. 00 min. and run Easterly 240.00 feet; thence turn left 90 deg. 00 min. and run Northerly 51.91 feet; thence turn right 91 deg. 09 min. 15 sec. and run Easterly 305.00 feet; thence turn left 90 deg. 00 min. and run Northerly 75.00 feet; thence turn right 90 deg. 00 min. and run Easterly 394.10 feet to the point of beginning; being situated in Shelby County, Alabama.

This conveyance is made subject to the following:

1. Taxes for 1982 which are a lien but not due and payable until October 1, 1982.

2. Mortgage executed by Belandco, Inc. to Birmingham Trust National Bank dated April 17, 1981 and recorded April 21, 1981, at 8:46 A.M. in Mortgage Book 411, Page 645, in the Probate Office of Shelby County, Alabama.

PARCEL IV:

Begin at the Northeast corner of Lot 19 of the Park Forest Subdivision-First Sector as recorded in Map Book 7, Page 155 in the office of the Judge of Probate of Shelby County, Alabama; Thence run West along the North line of said Lot 19 an extended distance of 155.0'; thence turn right 89° 33' 20" and run North a distance of 230.0'; thence turn right 90° 26' 40" and run East a distance of 155.0' to the West line of Dogwood Trail (60' right-of-way); thence turn right 89° 33' 20" and run South along said West right-of-way line a distance of 230.0' to the point of beginning.

This conveyance is made subject to the following:

1. Taxes for the year 1982 are a lien, but not due and payable until October 1, 1982.

2. Public utility easements as shown by recorded plat, including 10-foot easements over South and East sides of lot.

3. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 154, page 423, in the Probate Office of Shelby County, Alabama.

4. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, as recorded in Deed Book 319, page 449, in said Probate Office.

5. Mortgage from Belandco, Inc. to Birmingham Trust National Bank, dated October 13, 1980, recorded in Mortgage Book 406, page 801, in said Probate Office.

SHELBY COUNTY, ALA.  
NOTARY PUBLIC  
NOTED FOR FILING

1983 MAR -3 AM 10:28

*Thomas A. Lawrence, Jr.*  
JUDGE OF PROBATE

*Acad Tax .50*

*Rec. 6.00*

*Ind. 1.00*

*7.50*