

(Name) Courtney H. Mason, Jr.

(Address) P. O. Box 360187, Birmingham, Alabama 35236-0187

WARRANTY DEED-

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred and No/100th Dollars (\$500.00)

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

Franklin Dean Smith and wife, Diane W. Smith

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

Franklin 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:

Commence at the S.W. Corner of the N.E. 1/4 of the S.E. 1/4 of Section 11, Township 20 South, Range 3 West, Shelby County, Alabama; Thence run North along the West line of said 1/4-1/4 section a distance of 128.80 feet; Thence turn right 90 deg. 11' 01" and run Easterly a distance of 201.15 feet to the Point of Beginning; Thence continue along the last described course a distance of 228.77 feet to the Southwesterly Right-Of-Way line of Bearden Road; Thence turn right 58 deg. 12' 05" and run Southeasterly along said Right-of-Way a distance of 699.44 feet; Thence turn right 123 deg. 43' 35" and run Westerly a distance of 701.52 feet; Thence turn right 89 deg. 31' 05" and run North a distance of 112.67 feet; Thence turn left 90 deg. 00' and run West a distance of 53.50 feet; thence turn right 90 deg. 00' and run North a distance of 169.18 feet; Thence turn right 89 deg. 31' 05" and run East a distance of 135.77 feet; thence turn left 90 deg. 28' 55" and run North a distance of 116.57 feet; Thence turn left 90 deg. 00' and run West a distance of 26.0 feet; Thence turn right 90 deg. 00' and run North a distance of 173.26 feet to the Point of Beginning.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

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

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

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 9th day of October, 19 84.

STATE OF ALA. SHELLEY CO.
I CERTIFY THIS
INSTRUMENT IS TRUE

1984 OCT 15 AM 10:13

(Seal)

(Seal)

(Seal)

FRANKLIN DEAN SMITH

DIANE W. SMITH

(Seal)

.(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Franklin Dean Smith and wife, Diane W. Smith

whose name 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 9th day of October A. D. 19 84

Notary Public

My Commission Expires April 9, 1987