

\$12,000.00 of the full consideration was paid for by a mortgage filed simultaneously herewith.

This instrument prepared by Clifford W. Bagwell, SouthTrust Bank of Alabama, National Association, P. O. Box 2554, Birmingham, AL 35290.

Scott Gold Co. Inc.
P. O. Box 627
Helena, Ala. 35080

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STATUTORY WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Twenty-four Thousand and No/100 (\$24,000.00) Dollars to the undersigned Grantor, SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank"), (hereinafter called Grantor), in hand paid by Scott Gold Company, Inc., (hereinafter called Grantee), the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell, and convey unto the Grantee real estate situated in Shelby County, Alabama, described on the attached Exhibit "A".

Subject to:

1. Ad Valorem Taxes for 1986;
2. Existing rights of way, encroachments, party walls, building restrictions, zoning, recorded/unrecorded easements, deficiencies in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundry lines, or any matters not of record, if any, which would be disclosed by an inspection and survey of the property;
3. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 278, page 477 and Deed Book 179, page 375 in Probate Office;
4. Right-of-way granted to South Central Bell by instrument recorded in Deed Book 280, page 752 in Probate Office;
5. Agreement between U. S. Pipe and Foundary and Alabama Power Company as set out by instrument recorded in Deed Book 264, page 28 in the Probate Office; and,
6. Subject property is located in a "Special Flood Hazard" area.

The Grantor is not making any warranty, express or implied, in connection with the present or future condition of the above described real estate, or any house or other improvements located thereon; said real estate, house and improvements are being conveyed to the Grantee in the property's "as is" condition.

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

IN WITNESS WHEREOF, the said Grantor has caused this deed to be executed by its duly authorized officer and its seal affixed this 22nd day of August, 1986.

SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank")

BY: [Signature]

ITS: Senior Vice President

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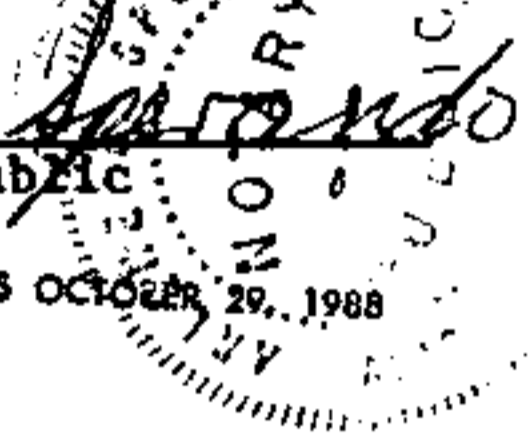
SHELBY STATE BANK
P. O. Box 216
PELHAM, ALABAMA 35124

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said county in said State, hereby certify that Fred C. Crum, Jr., whose name as Senior Vice President of SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank"), a national banking association, is signed to the foregoing conveyance and who is known to me to be such officer, 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 SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank").

Given under my hand and official seal this 22nd day of August, 1986.

Arlene E. Spivando
Notary Public
MY COMMISSION EXPIRES OCTOBER 29, 1988



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Exhibit "A" Parcel I

A parcel of land situated in the southwest quarter of the southeast quarter of Section 1, Township 20 South, Range 3 West, and the northwest quarter of the northeast quarter of Section 12, Township 20 South, Range 3 West, Shelby County, Alabama, and being more particularly described as follows:

From the southeast corner of said southwest quarter of southeast quarter run thence in a westerly direction along the south line of said quarter-quarter section for a distance of 460.13 feet (recorded) 460.24 feet (measured) to the point of beginning of the parcel herein described; thence turn an angle to the left of 45 deg. 46 min. 10 sec. and run in a southwesterly direction for a distance of 75.36 feet (recorded) 75.38 feet (measured) to a point in a curve to the left on the north right-of-way line of Chandalar Drive; thence turn an angle to the right and run in a northwesterly direction along the arc of said curve in said right-of-way line for a distance of 287.07 feet, said curve having a central angle of 36 deg. 39 min. 38 sec. and a radius of 448.65 feet and being concave southwest with a chord forming an interior angle of 108 deg. 19 min. 49 sec. with the previous call; thence run in a northwesterly direction along said right-of-way line and tangent to said curve for a distance of 94.59 feet; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run in a northerly direction for a distance of 25.00 feet along the east right-of-way line of a public road called Chandalar Court to the beginning of a curve to the right in said east right-of-way line, said curve having a central angle of 47 deg. 49 min. 15 sec. (recorded) 47 deg. 48 min. 47 sec. (measured) and a radius of 195.55 feet and being concave southeasterly; thence run along the arc of said curve in a northeasterly direction for a distance of 163.21 feet (recorded) 163.19 feet (measured); thence run northeasterly along said right-of-way line and tangent to said curve for a distance of 121.24 feet to the southwesterly right-of-way line of an Alabama Power Company right-of-way; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run along said Alabama Power Company right-of-way line in a southeasterly direction for a distance of 377.39 feet to the point of beginning.

LESS AND EXCEPT:

A parcel of land located in the SW 1/4 of SE 1/4 of Section 1, and the NW 1/4 of the NE 1/4 of Section 12, All in Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northeast corner of said Northwest 1/4 of the Northeast 1/4 of said Section 12, thence in a Westerly direction, along the North line of said Section 12, a distance of 460.13 feet to the point of beginning; thence 45 deg. 26 min. 42 sec. left, in a Southwesterly direction, along the Northwesterly line of Lot 2 of Chandalar South Office Park as recorded in Map Book 6, page 135 in the Office of the Judge of Probate in Shelby County, Alabama, a distance of 75.36 feet to the Northeasterly Right of Way Line of Chandalar Drive, said point being on a curve to the left, said curve having a central angle of 20 deg. 24 min. 06 sec. and a radius of 448.65 feet; thence 90 deg. right, measured to tangent of said curve; thence along arc of said curve, and said Right of Way, in a Northwesterly direction, a distance of 159.75 feet; thence 95 deg. 25 min. 28 sec. right, measured from tangent of said curve, in a Northwesterly direction, along the center line of sanitary sewer, a distance of 145.56 feet; thence 115 deg. 48 min. 40 sec. right, in a Southeasterly direction, along the Southwesterly Right of Way line of a 100 foot wide Alabama Power Company Easement, a distance of 197.55 feet to the point of beginning.

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Exhibit "A" Parcel II

Description of a parcel of land situated in the southeast quarter of the southwest quarter and the southwest quarter of the southeast quarter of Section 1, Township 20 South, Range 3 West, Shelby County Alabama, and being more particularly described as follows:
 From the southeast corner of said southeast quarter of southwest quarter of said Section 1, run thence in an easterly direction along the south line of said section for a distance of 170.0 feet; thence turn an angle to the left of 125 deg. 00 min. 00 sec. and run in a northwesterly direction for a distance of 353.01 feet; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run northeasterly 30.00 feet to a point on the northeasterly right-of-way line of a public road called Chandalar Drive, said point being the point of beginning of the parcel herein described; thence continue along the same course as before in a northeasterly direction along the right-of-way line of said Chandalar Drive for 30.00 feet; thence turn an angle to the left of 90 deg. 00 min. 00 sec. and run northwesterly along the northeasterly right-of-way line of Chandalar Drive for a distance of 66.05 feet; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and depart Chandalar Drive running northeasterly along the south line of a recorded open space as shown on the map of Chandalar South, First Sector as recorded in Map Book 5 page 106 in the Office of the Judge of Probate of Shelby County for a distance of 10.03 feet; thence turn an angle to the right of 33 deg. 00 min. 00 sec. and run in an easterly direction along said south line of said open space for a distance of 410.00 feet; thence turn an angle to the left of 67 deg. 00 min. and run northeasterly along the east line of said open space for a distance of 187.99 feet (recorded) 188.18 feet (measured) to a point on the southwest right-of-way line of an Alabama Power Company right-of-way; thence turn an angle to the right of 124 deg. 25 min. 15 sec. (recorded) 124 deg. 22 min. 59 sec. (measured) and run southeasterly along the southwest right-of-way line of said Alabama Power Company right-of-way for a distance of 259.45 feet to a point on the northwest right-of-way line of Chandalar Court; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run southwesterly along said northwest right-of-way line for a distance of 121.24 feet to the beginning of a curve to the left, said curve having a central angle of 47 deg. 49 min. 15 sec. (recorded) 47 deg. 48 min. 47 sec. (measured) and a radius of 255.55 feet and being concave southeasterly; thence run along the arc of said curve in a southwesterly direction along said right-of-way line for a distance of 213.29 feet (recorded) 213.26 (measured); thence run in a southerly direction tangent to said curve and along said right-of-way line for a distance of 25.0 feet to a point on the northeasterly right-of-way line of Chandalar Drive; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run in a northwesterly direction along said northeasterly right-of-way of Chandalar Drive for a distance of 198.46 feet to the beginning of a curve to the right, said curve having a central angle of 47 deg. 26 min. 15 sec. (recorded) 47 deg. 25 min. 48 sec. (measured) and a radius of 197.60 feet (recorded) 197.64 (measured) and being concave northeasterly; thence run along the arc of said curve in a northwesterly direction for a distance of 163.60 feet (recorded) 163.61 feet (measured); thence run in a northwesterly direction tangent to said curve and along said right-of-way line of Chandalar Drive for a distance of 131.92 feet to the point of beginning.

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STATE OF ALA. SHELBY CO.
 I CERTIFY THIS
 INSTRUMENT WAS FILED
 1986 SEP - 3 PM 12: 36

1. Deed Tax \$ 12.00
 2. Mtg. Tax _____
 3. Recording Fee 10.00
 4. Indexing Fee 1.00
 TOTAL 23.00