

This instrument was prepared by

(Name) ✓ Harry Asman, Attorney

767

(Address) 1007 Colonial Bank Building, Birmingham, Al 35203

CORPORATION FORM WARRANTY DEED - LAND TITLE COMPANY OF ALA., Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Three Hundred Twenty Thousand (\$320,000.00)---- DOLLARS,

to the undersigned grantor, A & M Real Estate, Inc. a corporation,
in hand paid by James D. Wadsworth and William T. Wadsworth, Jr.

the receipt of which is hereby acknowledged, the said A & M Real Estate, Inc.

does by these presents, grant, bargain, sell and convey unto the said James D. Wadsworth
and William T. Wadsworth, Jr.

the following described real estate, situated in Shelby County, Alabama, to wit:

The property is described in the attached document marked "Exhibit A"
which is incorporated herein and made a part hereof.

Subject to:

1. Taxes for the year 1987.
2. Mineral and mining rights are not warranted.
3. All future, existing or potential common law or statutory rights of
access between the right of way of Interstate I-65 and subject
property as conveyed and relinquished to the State of Alabama.
4. Guy anchor at Northeasterly corner as shown on survey of John S.
Parks, dated August 29, 1986.

TO HAVE AND TO HOLD, To the said James D. Wadsworth and William T.
Wadsworth, Jr. their heirs and assigns forever.

And said A & M Real Estate, Inc. does for itself, its successors
and assigns, covenant with said James D. Wadsworth and William T. Wadsworth,

Jr. their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors
and assigns shall, warrant and defend the same to the said James D. Wadsworth and
William T. Wadsworth, Jr., their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said A & M Real Estate, Inc. by its
President, Michael Mahon, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 6 day of October, 1986.

ATTEST:

A & M Real Estate, Inc.

Thomas H. Appleton Secretary

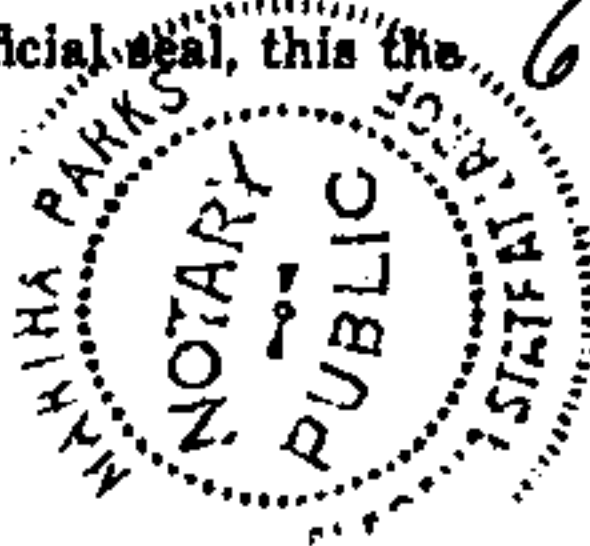
By Michael Mahon, Pres.
Michael Mahon President

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned Michael Mahon, a Notary Public in and for said County, in
said State, hereby certify that whose name as President of A & M Real Estate, Inc.
a 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 the 6th day of October, 1986.



Martha J. Parks
Notary Public

My Commission Expires August 25, 1990

BOOK 094 PAGE 693

A tract of land lying in the SE 1/4 of Section 31, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commencing at the SW corner of the SE 1/4 of Section 31, Township 19 South, Range 2 West, Shelby County, Alabama; thence easterly along the south line of said quarter section 1,826.71 feet to a point; thence turn a right interior angle of 57 deg. 00 min. 07 sec. and run northwesterly 1,620.77 feet to a point on the southeast right of way line of Alabama Highway No. 119, being 100 feet southeasterly of the centerline of said highway; thence turn a left interior angle of 88 deg. 41 min. 21 sec. and run northeasterly and parallel to said highway centerline 253.07 feet to a point that is 100 feet southeasterly of and at right angles to the centerline of Alabama Highway No. 119 at station 37+00; thence turn a left interior angle of 165 deg. 57 min. 50 sec. and run northeasterly 103.08 feet to a point which is 125 feet southeasterly of and at right angles to the centerline of Alabama Highway No. 119 at station 38+00; thence turn a left interior angle of 194 deg. 02 min. 10 sec. and run northeasterly and parallel to said highway centerline 150 feet to the point of beginning, a point which is 125 feet southeasterly of the centerline of Alabama Highway No. 119; thence continue on the previous line, parallel to said highway centerline, 250 feet to a point that is 125 feet southeasterly of and at right angles to the centerline of Alabama Highway No. 119 at station 42+00; thence turn a left interior angle of 117 deg. 13 min. 27 sec. and run southeasterly 153.02 feet to a point that is 550 feet southwesterly of and at right angles to the centerline of Project No. 165-2-(37) at station 265+00; thence turn a left interior angle of 168 deg. 33 min. 25 sec. and run southeasterly 157.02 feet to a point that is on the line between the previous point and a point which is 420 feet southwesterly of and at right angles to the centerline of said highway project at station 264+00; thence turn a left interior angle of 74 deg. 13 min. 08 sec., leaving said highway, and run southwesterly 249.07 feet to a point; thence turn a left interior angle of 111 deg. 34 min. 59 sec. and run northwesterly 308.87 feet to the point of beginning and making a closing left interior angle of 68 deg. 25 min. 01 sec.; being situated in Shelby County, Alabama.

Alma Reese
Michael Reese, Pres.
James D. Roberts

EXHIBIT A

STATE OF ALA. SHELBY CO.
 I CERTIFY THIS
 INSTRUMENT WAS FILED
 1986 OCT -8 PM 3:37

Thomas A. Saunders, Jr.
 JUDGE OF PROBATE

1. Deed Tax	\$ 320.00
2. Mtg. Tax	—
3. Recording Fee	5.00
4. Indexing Fee	1.00
TOTAL	326.00