

GENERAL WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the amount of One Hundred and no/100 Dollars (\$100.00) and other good and valuable consideration to the undersigned grantor, Whitehurst Development Associates, Inc., an Alabama corporation (the "GRANTOR"), the receipt and sufficiency of which is hereby acknowledged, the said GRANTOR does by these presents hereby grant, bargain, sell, and convey unto The Acquisition Group, a North Carolina general partnership (the "GRANTEE"), the following described real estate, such real estate being located in Shelby County, Alabama, to-wit:

All of that real property described on Exhibit A hereto.

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

The said GRANTOR does for itself, and its successors and assigns, covenant with the said GRANTEE, that it is lawfully seized in fee simple of said premises and said premises are free from all encumbrances unless otherwise noted above, that it has a good right to sell and convey the said premises as aforesaid, and that it will, and that its successors and assigns shall, warrant and defend the same to the said GRANTEE and its successors and assigns forever, against the lawful claim of all persons.

IN WITNESS WHEREOF, the said GRANTOR does, by its duly authorized President, hereby set its hand and seal to this document of conveyance on this the 30th day of March, 1988.

WHITEHURST DEVELOPMENT ASSOCIATES, INC.,
an Alabama corporation

ATTEST:

By: Wanda C. Shannon
Its Secretary

By: Michael S. Shannon
Its President

STATE OF ALABAMA)
COUNTY OF)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Michael S. Shannon, whose name as President 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 on the day the same bears date.

Given under my hand this 30th day of March, 1988.

Paul J. Byers
NOTARY PUBLIC

[SEAL]

My Commission Expires: 8/8/89

Wallace, Brooke & Byers

EXHIBIT A

A parcel of land situated in the north half of Section 11, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Begin at the northwest corner of the southeast quarter of the northwest quarter of said Section 11 and then run South 0°-10'-34" West along the west line of said quarter-quarter section for a distance of 1,333.89 feet to an iron pin found at the southwest corner of said quarter-quarter section; thence run South 86°-53'-11" East along the south line of said quarter-quarter section for a distance of 280.39 feet to a point on the northwest right-of-way of County Highway #17 known as Valleydale Road, said point being on a curve which is concave to the southeast having a radius of 1,771.38 feet and a central angle of 6°-45'-11" and a radial bearing (in) of South 59°-26'-06" East; thence run in a northeasterly direction along the arc of said curve and also along said right-of-way for a distance of 208.78 feet to a point; thence run North 37°-19'-05" East for a distance of 241.02 feet to a point on a curve to the right, having a radius of 2,022.75 feet and a central angle of 18°-32'-04"; thence run in a northeasterly direction along the arc of said curve 654.33 feet to a point; thence run North 55°-51'-09" East for a distance of 299.92 feet to a point on a curve to the left, having a radius of 2824.80 feet and a central angle of 9°-20'-00"; thence run in a northeasterly direction along the arc of said curve for a distance of 460.15 feet to a point; thence run North 46°-31'-09" East for a distance of 584.68 feet to a point; thence run North 86°-47'-20" West, leaving said right-of-way, for a distance of 718.35 feet to a point; thence run South 00°-25'-05" West for a distance of 436.32 feet to a point; thence run North 86°-48'-07" West for a distance of 1,324.00 feet to the POINT OF BEGINNING. Said parcel containing 31.38 acres, more or less.

Less and except the following:

1. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 205, page 679; Deed Book 177 Page 31 and Deed Book 255 page 734 (Parcel 7) and Deed Book 129 page 548 and Deed Book 179 page 371 (Parcel 9) in Probate Office.
2. Restrictions, covenants and conditions as set out in instrument recorded in Deed Book 115 page 497 (Parcel 9) in Probate Office.
3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights conveyed in Deed Book 65 page 96 in Probate Office.
4. Right-of-Way granted to Shelby County by instrument recorded in Deed Book 177 page 27 (Parcel 9) in Probate Office.
5. Easement for ingress and egress as to Parcel 9 as shown by instrument recorded in Deed Book 115 page 497 in Probate Office.

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1. Land . . . \$ 144.50
2. Mfg. Tax . . .
3. Recording Fee . . . \$ 0.00
4. Indexing Fee . . . 1.00
TAX 150.50