

This instr. as prepared by

Send tax notice  
McDonald's Corporation  
P.O. Box 66207  
AMF O'HARE

(Name) **HARRY ASMAN**  
Suite 1007 - Colonial Bank Building  
(Address) **Birmingham, Alabama 35203-4054**

Chicago, Illinois 60666

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

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

381,500.00

That in consideration of TEN AND NO/100 (\$10.00) DOLLARS,  
and other good and valuable consideration

to the undersigned grantor, **A & M REAL ESTATE, INC.** a corporation,  
in hand paid by **MCDONALD'S CORPORATION, A DELAWARE CORPORATION**

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 **MCDONALD'S CORPORATION**

the following described real estate, situated in **SHELBY COUNTY, ALABAMA**-a description of said property is set out in the attached document marked "Exhibit A" which is incorporated herein and made a part hereof. Together with all easements, rights and appurtenances, now located on the property and all of Grantor's right, title and interest in all public ways adjoining the property. Further, the Grantor conveys to the Grantee an easement on the properties described in the attached document marked "Exhibit B" which is incorporated herein and made a part hereof. The easement agreement between the Grantor and Grantee is dated October 16, 1987 and is recorded contemporaneously with this deed.

SUBJECT TO:

1. Ad valorem taxes due in 1988.
2. Subject to a 12.5 foot utility and drainage easement on Westerly side and a 12.5 foot easement on the Southerly side as shown by survey of John S. Parks, dated September 25, 1987.

TO HAVE AND TO HOLD, To the said **MCDONALD'S CORPORATION**, its

heirs and assigns forever.

And said **A & M REAL ESTATE, INC.**  
and assigns, covenant with said **MCDONALD'S CORPORATION**, its

does for itself, its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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

**MCDONALD'S CORPORATION**, its  
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**  
has hereto set its signature and seal, this the **25**

, who is authorized to execute this conveyance,  
day of **November**, 1987

**A & M REAL ESTATE, INC.**

ATTEST:

*Thomas H. Appleton*  
Secretary

By *Michael Mahon*  
**MICHAEL MAHON** President

STATE OF ALABAMA  
COUNTY OF **Jefferson**

I, the undersigned  
said State, hereby certify that **Michael Mahon**  
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.

a Notary Public in and for said County, in

Given under my hand and official seal, this the **25** day of **November**, 1987.

*Harry Asman*  
Notary Public

Cahaba Title

EXHIBIT A

*Michael Mahon*  
Michael Mahon

Parcel 1

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 Southwest 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 1/4 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 center line 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 center line 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 center line of Alabama Highway No. 119 at Station 38 + 00, said point of beginning; thence turn a left interior angle of 194 deg. 02 min. 10 sec. and run Northeasterly and parallel to said highway center line 200 feet to a point which is 125 feet Southeasterly of the center line of Alabama Highway No. 119 at Station 40 + 00; thence turn a left interior angle of 90 deg. 00 min. 00 sec. and run in a Southeasterly direction a distance of 387.21 feet to a point; thence turn a left interior angle of 90 deg. 00 min. 00 sec. and run in a Southwesterly direction a distance of 181.54 feet to a point; thence turn a left interior angle of 135 deg. 00 min. 00 sec. and run a distance of 56.57 feet in a Northwesterly direction along the chord of a curve to the right, having a radius of 40.00 feet and an arc distance of 62.83 feet to a point; thence turn a left interior angle of 135 deg. 00 min. 00 sec. and run a Northwesterly direction a distance of 325.67 feet to a point; thence turn a left interior angle of 135 deg. 00 min. 00 sec. and run in a Northeasterly direction a distance of 30.46 feet along the chord of a curve to the right having a radius of 21.54 feet and an arc length of 33.83 feet to the point of beginning, and making a closing left interior angle of 135 deg. 00 min. 00 sec.; being situated in Shelby County, Alabama.

Michael Mahon  
Michael Mahon

## Parcel 2

A non-exclusive easement for ingress, utilities and drainage easement over and along the following described parcel:  
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 Southwest 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 1/4 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 center line of said highway; thence turn a left interior angle of 88 deg. 41 min. 21 sec. and run Northeasterly and parallel to said Highway center line 253.07 feet to a point that is 100 feet Southeasterly of and at right angles to the center line 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 9.51 feet to the point of beginning; thence continue along previous course a distance of 93.57 feet to a point; thence turn a left interior angle of 59 deg. 02 min. 10 sec. and run in a Southwesterly direction a distance of 30.46 feet along the chord of a curve to the left having a radius of 21.54 feet and an arc length of 33.83 feet to a point; thence turn a left interior angle of 225 deg. 00 min. 00 sec. and run in a Southeasterly direction a distance of 325.67 feet to a point; thence turn a left interior angle of 225 deg. 00 min. 00 sec. and run a distance of 56.57 feet in a Southeasterly direction along the chord of a curve to the left having a radius of 40.00 feet and an arc distance of 62.83 feet to a point; thence turn a left interior angle of 225 deg. 00 min. 00 sec. and run a Northeasterly direction a distance of 509.37 feet to a point on the Southwesterly right of way of Interstate Highway 65; thence turn a left interior angle of 93 deg. 40 min. 39 sec. and run in a Southeasterly direction a distance of 25.05 feet along said right of way to a point; thence turn a left interior angle of 86 deg. 19 min. 21 sec. and run in a Southwesterly direction a distance of 575.98 feet to a point; thence turn a left interior angle of 90 deg. 00 min. 00 sec. and run in a Northwesterly direction a distance of 390.67 feet to a point; thence turn a left interior angle of 225 deg. 00 min. 00 sec. and run in a Northwesterly direction a distance of 62.56 feet to the point of beginning and making a closing left interior angle of 30 deg. 57 min. 50 sec.; being situated in Shelby County, Alabama.

*Michael Mahon*  
Michael Mahon

## Parcel 3

An easement for the purpose of installing and maintaining a sign on the following described parcel:

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 Southwest 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 1/4 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 South-easterly of the center line of said Highway; thence turn a left interior angle of 88 deg. 41 min. 21 sec. and run Northeasterly and parallel to said Highway center line 253.07 feet to a point that is 100 feet Southeasterly of and at right angles to the center line 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; thence turn a left interior angle of 59 deg. 02 min. 10 sec. and run in a Southwesterly direction a distance of 30.46 feet along the chord of a curve to the left having a radius of 21.54 feet and an arc length of 33.83 feet to a point; thence turn a left interior angle of 225 deg. 00 min. 00 sec. and run in a Southeasterly direction a distance of 325.67 feet to a point; thence turn a left interior angle of 225 deg. 00 min. 00 sec. and run a distance of 56.57 feet in a Southeasterly direction along the chord of a curve to the left having a radius of 40.00 feet and an arc distance of 62.83 feet to a point; thence turn left an interior angle of 225 deg. 00 min. 00 sec. and run a Northeasterly direction a distance of 509.37 feet to a point on the Southwesterly right of way of Interstate Highway 65; thence turn a left interior angle of 93 deg. 40 min. 39 sec. and run in a Southeasterly direction a distance of 25.05 feet along said right of way to the point of beginning; thence continue along said right of way a distance of 20.00 feet Southeasterly to a point; thence turn a left interior angle of 86 deg. 19 min. 21 sec., leaving said right of way of Interstate Highway 65, and run Southwesterly 20.00 feet to a point; thence turn a left interior angle of 93 deg. 40 min. 39 sec. and run Northwesterly 20.00 feet to a point; thence turn a left interior angle of 86 deg. 19 min. 21 sec. and run Northeasterly 20.00 feet to the point of beginning making a closing left interior angle of 93 deg. 40 min. 39 sec; being situated in Shelby County, Alabama.

1. Deed Tax \$ 381.50  
2. Mig. Tax \_\_\_\_\_  
3. Recording Fee 10.00  
4. Indexing Fee 1.00  
TOTAL 392.50

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

88 JAN 11 AM 8:38

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

BOOK 166 PAGE 724