

STATE OF ALABAMA )

SHELBY COUNTY )

STATUTORY WARRANTY DEED

\$ 90,000.00

KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the sum of Ten and No/100 (\$10.00) and other good and valuable consideration, in hand paid by Southern Electric Generating Company (herein referred to as "Grantee") to Gulf States Paper Corporation (herein referred to as "Grantor"), the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantor, Gulf States Paper Corporation, has this day bargained and sold and by these presents does hereby grant, bargain, sell and convey unto Southern Electric Generating Company, the following described tracts or parcels of land lying and being in Shelby County, Alabama, and more particularly founded and described as follows:

SURFACE RIGHTS ONLY TITLE TO:

The Northeast Quarter of the Northeast Quarter (NE 1/4 of NE 1/4) of Section 2, Township 20 South, Range 1 East, and all that part of the Northwest Quarter of the Northwest Quarter (NW 1/4 of NW 1/4) of Section 1, Township 20 South, Range 1 East, lying west of the railroad corridor, all being in Shelby County, Alabama.

SUBJECT TO all rights of way and easements that may be of record or in evidence through use.

SUBJECT TO all planning, zoning, health and other governmental regulations, if any, affecting subject property.

TO HAVE AND TO HOLD, the aforegranted premises to the said Southern Electric Generating Company, its successors and assigns forever.

IN WITNESS WHEREOF, the said Gulf States Paper Corporation has hereunto set its signature by F. T. Hixon, its Vice President, Natural Resources and Wood Products, who is duly authorized on this the 20<sup>th</sup> day of December, 1989.

ATTEST:

GULF STATES PAPER CORPORATION

Charles A. Hixon  
Its

By F. T. Hixon  
F. T. Hixon, Vice President  
Natural Resources and Wood Products

At Footer B.

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STATE OF ALABAMA     )  
Tuscaloosa COUNTY    )

I, Leslie P. Farley, a notary public in and for said county, in said state, hereby certify that F. T. Hixon, whose name as Vice President, Natural Resources and Wood Products, of Gulf States Paper Corporation, 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 20<sup>th</sup> day of December, 1989.

Leslie P. Farley  
Notary Public

My commission expires:  
NOTARY PUBLIC, STATE OF ALABAMA AT LARGE;  
MY COMMISSION EXPIRES: MAR. 14, 1993.  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Ad Valorem Tax Notice regarding the subject real estate should be delivered to:

Alabama Power Company  
Tax Department  
P. O. Box 2641  
Birmingham, AL 35291

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

89 DEC 22 PM 1:09

James F. Shanderson, Jr.  
CLERK OF PROBATE

1. Deed Tax -----	\$ 90.00
2. Mig. Tax -----	\$
3. F. T. Hixon Fee -----	5.00
4. -----	3.00
5. -----	
6. -----	1.00
7. -----	
Total -----	99.00