

THIS INSTRUMENT PREPARED BY:  
James J. Odom, Jr.  
P.O. Box 11244  
Birmingham, AL 35202-1244

SEND TAX NOTICE TO:  
Roy Martin Construction, Inc.  
Post Office Box 9  
Pelham, Alabama 35124

STATE OF ALABAMA     )  
COUNTY OF SHELBY    )     1960

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of One Thousand and No/100 (\$1,000.00) Dollars to the undersigned grantor, B & M Realty, Inc., a corporation, in hand paid by Roy Martin Construction, Inc., the receipt whereof is hereby acknowledged, the said B & M Realty, Inc., a corporation (referred to herein as "Grantor"), does by these presents, grant, bargain, sell and convey unto the said Roy Martin Construction, Inc. (herein referred to as "Grantee"), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

SUBJECT TO: (1) Current taxes; (2) Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 99, Page 461, and Deed Book 233, Page 587, in Probate Office; (3) Right of way granted to Shelby County by instrument recorded in Deed Book 102, Page 444, in Probate Office.

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

And said B & M Realty, Inc., a corporation, does for itself, its successors and assigns, covenant with said Roy Martin Construction, Inc., its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall, warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

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IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on this the 9<sup>th</sup> day of March, 1992.

WITNESSES:

B & M REALTY, INC.

John C. Patterson

By: Roy H. Martin

As its President

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roy Martin, whose name as President of B & M Realty, 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 seal this 9<sup>th</sup> day of March, 1992.

John C. Patterson  
Notary Public

My Commission Expires: 3-24-95

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EXHIBIT A

A part of the Northwest 1/4 of the Northwest 1/4 of Section 28, Township 21 South, Range 2 West, being more particularly described as follows: Begin at the Southwest corner of the Northwest 1/4 of the Northwest 1/4 of said Section 28 and run North along the West line of said 1/4 1/4 Section 645.87 feet to the Southwesterly right of way of U. S. Highway #31; thence an angle right of 157 deg. 13 min. 41 sec. to the tangent of a curve to the right having a central angle of 7 deg. 06 min. 55 sec. and a radius of 3428.12 feet; thence run Southeasterly 425.72 feet along the arc of said curve to the point of tangent, said curve being the Southwesterly right of way of said Highway; thence continue Southeasterly 261.44 feet along said right of way to the South line of the Northwest 1/4 of said Section 28; thence an angle right of 107 deg. 43 min. 53 sec. and run 210.7 feet, more or less, West along the South line of said 1/4 1/4 Section to the point of beginning; being situated in Shelby County, Alabama.

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

92 MAR 22 PM 1:42

*[Signature]*  
JUDGE OF PROBATE

1. Deed Tax	\$ 1.00
2. Mfg. Tax	\$
3. Recording Fee	\$ 7.50
4. Notary Fee	\$ 5.00
5. Mfg. Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 14.50