

\$50,000

SEND TAX NOTICE TO:

(Name) Mobley Development, Inc.
300 21st Street North #900
(Address) Birmingham, Alabama 35203

This instrument was prepared by

(Name) J. Steven Mobley
300 21st Street North, Suite 900
(Address) Birmingham, Alabama 35203

Form 1-1-27 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars (\$10.00) and other valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, or we, J. Steven Mobley, a married man dealing in his sole and separate property

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Mobley Development, Inc., an Alabama corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

See Attached Exhibit "A" for a complete description of the lands herein conveyed.

Property is subject to any and all agreements, easements, restrictions, limitations and/or rights of way of record in the Probate Records of Shelby County, Alabama.

Property is subject to that certain mortgage conveyed to First Alabama Bank as mortgagee as recorded in the Probate Records of Shelby County, Alabama, as Instrument No. 1993-41245.

Inst # 1994-12845

04/20/1994-12845
12:11 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 65.00

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 14th day of April, 1994

(Seal)

J. Steven Mobley (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, Kenneth W. Walker, a Notary Public in and for said County, in said State, hereby certify that J. Steven Mobley whose name 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of April, A. D., 1994

Kenneth W. Walker
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES APR. 26, 1997. Notary Public.
BONDED THIRD PARTY UNDERWRITERS.

Inst # 1994-12845

EXHIBIT "A"

Attached to and made a part of that certain warranty deed dated the 14th day of April, 1994 by J. Steven Mobley, grantor, and Mobley Development, Inc., grantee:

Property description for Falliston Development, Phase I, situated in the SW 1/4 of the NE 1/4 and the NW 1/4 of the NE 1/4 of Section 21, Township 20 South, Range 3 West, City of Helena, Shelby County, Alabama and being more particularly described as follows:

Commence at the NE Corner of the SW 1/4 of the NE 1/4 of Section 21, Township 20 South, Range 3 West, said corner being The Point Of Beginning, run N 01deg-26'-05" E a distance of 100.00'; thence N 87deg-24'-00" W a distance of 98.81'; thence N 42deg-47'-29" W a distance of 76.75'; thence S 47deg-12'-31" W a distance 235.48'; thence S 01deg-52'-19" W a distance of 180.00'; thence N 88deg-07'-41" W a distance of 320.00'; thence S 01deg-52'-19" W a distance of 236.25'; thence S 47deg-46'-45" E a distance of 177.14'; thence S 01deg-52'-19" W a distance of 11.44' to the beginning of a curve to the right, said curve having a radius of 225.00', a central angle of 39deg-30'-37" and along arc of said curve a distance of 155.16' to the beginning of a curve to the right having a radius of 40.00', a central angle of 92deg-49'-11" and along arc of said curve a distance of 64.80' to a point on the right-of-way of County 52; thence S 45deg-57'-06" E and along said right-of-way a distance of 130.89' to the beginning of a curve to the right having a radius of 40.00', a central angle of 89deg-25'-40" and subtended by a chord having a bearing of N 01deg-13'-46" W and continue along arc of said curve a distance of 62.44' to the beginning of a curve to the left having a radius of 275.00' and a central angle of 17deg-34'-27" and along arc of said curve a distance of 84.35'; thence S 88deg-07'-41" E a distance of 96.63'; thence S 47deg-46'-45" E a distance of 391.59'; thence N 36deg-42'-02" E a distance of 145.09'; thence N 01deg-52'-19" E a distance of 794.10' to the Point of Beginning.

Inst # 1994-12845

04/20/1994-12845
12:11 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 65.00

Inst # 1994-12845