

This form furnished by:

Cahaba Title, Inc.

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This instrument was prepared by:

(Name) Traci Sanders
(Address) Columbiana, Al.

Send Tax Notice to:

(Name) _____
(Address) _____

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar and exchange of properties

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

150,000
L. Douglas Joseph, J. Anthony Joseph and Curtis Lynn, all married men

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Churacre, an Alabama General Partnership

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

A parcel of land in the NE 1/4 of the SE 1/4 of Section 27, Township 19 South, Range 1 West, described as follows:

From the Southeast corner of the NE 1/4 of SE 1/4 of Section 27, Township 19 South, Range 1 West, run thence North along the East boundary of said NE 1/4 of SE 1/4 a distance of 673.83 feet; thence turn 99 deg. 12 min. 16 sec. left and run 126.83 feet; thence turn 10 deg. 34 min. 40 sec. left and run 50.71 feet to the point of beginning of herein described lot; thence turn 99 deg. 36 min. 31 sec. right and run 202.56 feet to a poin on the South boundary of U. S. Highway No. 280; thence turn 99 deg. 36 min. 31 sec. left and run 139.29 feet along said Highway boundary; thence turn 90 deg. 00 min. left and run 47.07 feet; thence turn 32 deg. 21 min. 31 sec. right and run 60.65 feet; thence turn 12 deg. 18 min. 06 sec. right and run 111.63 feet; thence turn 26 deg. 37 min. 47 sec. left and run 23.15 feet; thence turn 08 deg. 57 min. 44 sec. right and run 33.54 feet; thence turn 110 deg. 22 min. 15 sec. left and run 230.77 feet; thence turn 87 deg. 00 min. 48 sec. left and run 57.30 feet to the point of beginning of herein described lot.

The above described property is not the homestead of the grantors or spouse.

08/18/1994-25768
02:25 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HCD 158.50

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 22nd

day of January, 1993.

(Seal)

(Seal)

(Seal)

L. Douglas Joseph

(Seal)

J. Anthony Joseph

(Seal)

Curtis Lynn

(Seal)

STATE OF ALABAMA

Shelby

County }

General Acknowledgment

I, the undersigned authority

a Notary Public in and for said County,

in said State, hereby certify that L. Douglas Joseph, J. Anthony Joseph and Curtis Lynn

whose name(s) are signed to the foregoing conveyance, and who are is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 22nd day of January, 1993

My Commission Expires:

Walter B. Ferguson
Notary Public

Inst # 1994-25768

CAUTION: SWEENEY, ATTORNEY AT LAW