

THIS INSTRUMENT PREPARED BY:

James E. Roberts
P. O. Box 370004
Birmingham, Alabama 35237

Send Tax Notice To:

Charles H. McGregor
2200 INDIAN CREST DR.
PELHAM, AL 35124

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOWN ALL MEN BY THESE PRESENTS:

That in consideration of Fifteen Thousand and no/100 Dollars (\$15,000.00), to the undersigned grantor, I-65 Investment Properties, a general partnership, in hand paid by Charles H. McGregor the receipt of which is hereby acknowledged, the said I-65 Investment Properties, a general partnership, does by these presents, grant, bargain, sell and convey unto the said Charles H. McGregor (the "Grantee"), the following described real estate situated in Shelby County, Alabama.

Commence at the Northwest corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 18, Township 21 South, Range 2 West, Shelby County, Alabama and run thence South 1°02'24" East along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 1,297.83 feet to a point; thence run South 21°19'53" East 644.11 feet to a point; thence run South 18°58'15" East 385.62 feet to a point; thence run South 88°40'26" East a distance of 600.0 feet to a point; thence run South 18°57'48" East 453.69 feet to a point; thence run South 88°40'27" East 810.05 feet to the point of beginning of the property, Parcel-C, being described; thence continue along last described course 148.97 feet to a point; thence run North 14°27'11" West 414.79 feet to a point on the Southerly line of Airpark Industrial Road; thence run South 82°34'13" West along said street 179.50 feet to a point; thence run South 18°57'48" East 397.02 feet to the point of beginning.

Situated in Shelby County, Alabama.

Subject to the covenants and restrictions as attached hereto as Exhibit A and B.

The subject property is not the homestead of the grantors.

James L. Clayton and Wayne Booth execute this Warranty Deed by virtue of Power of Attorney from Grantors as executed the 9th day of October, 1989.

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

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have 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, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said I-65 Investment Properties, a general partnership by its general partners, James L. Clayton and Wayne Booth, who are authorized to execute this conveyance, has hereto set their signatures and seal, this the 24th day of January, 1994.

By: James L. Clayton
James L. Clayton, a general partner

By: Wayne Booth
Wayne Booth, a general partner

09/21/1994-28696
09:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 23.50

STATE OF ALABAMA)
Jefferson COUNTY)

Before me, the undersigned notary public in and for said county in said state, personally appeared James L. Clayton and Wayne Booth who being first duly sworn, makes oath that they have read the foregoing instrument and knows the contents thereof, and that they are informed and believe, and upon such information and belief, avers that the facts contained therein are true and correct.

Subscribed and sworn to before me this the 24 day of January, 1994.

Beverly S. Knapp
Notary Public

[SEAL]

My commission expires: May 16, 1994

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Inst # 1994-28696