

This instrument was prepared by:

(Name) Courtney Mason & Assoc. PC  
(Address) PO BOX 360187  
Birmingham, AL 35236-0187

Send Tax Notice to:

(Name) Charlene H. Scott  
(Address) 1630 Crossgate Drive  
Birmingham, Alabama 35216**CORPORATION FORM WARRANTY DEED****STATE OF ALABAMA**Shelby**COUNTY****KNOW ALL MEN BY THESE PRESENTS,**

\$10,000.00

That in consideration of Ten Thousand and other good and valuable considerations **DOLLARS**to the undersigned grantor, J.A. Brown Company, Inc., to its undivided 1/2/interest a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presentes, grant, bargain, sell and convey unto

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

See legal description attached as Exhibit "A"

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

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01/03/1995-00083  
11:11 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DOE MCD 21.00

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its  
authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 19th day of December, 19 94

ATTEST:

Secretary

J.A. Brown Company, Inc.

By

J.A. Brown Jr.

President

**STATE OF ALABAMA**Shelby**County**

I, the undersigned

a Notary Public in and for said County, in said State,

hereby certify that

whose name as President of J.A. Brown Company, 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 official seal, this the 19th day of December, 19 94COURTNEY H. MASON, JR.  
MY COMMISSION EXPIRES  
3-5-95

Notary Public

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A parcel of land situated in the NE 1/4 of the NW 1/4, NW 1/4 of the NW 1/4, SW 1/4 of the NW 1/4 and the NW 1/4 of the SW 1/4, all in Section 7, Township 20 South, Range 2 West in Shelby County, Alabama and being more particularly described as follows:  
Beginning at the NW corner of Section 7, Township 20 South, Range 2 West; thence South 85 deg. 23 min. 20 sec. East and along the North line of said NW 1/4 of the NW 1/4 and run a distance of 1328.62 feet; thence South 84 deg. 52 min. 41 sec. East and run along the North line of the NE 1/4 of the NW 1/4 a distance of 1003.00 feet to the Southwesterly right of way line of Interstate Highway No. 65 (Right of way varies); thence South 31 deg. 59 min. 03 sec. West and run along said right of way a distance of 558.73 feet; thence South 04 deg. 11 min. 43 sec. East and continue along said right of way a distance of 38.80 feet to the intersection with the easterly line of the NE 1/4 of the NW 1/4; thence leaving said right of way on a bearing of South 04 deg. 13 min. 04 sec. West and run along said easterly line a distance of 442.60 feet to the intersection with said southwesterly right of way line of said I-65; thence South 27 deg. 30 min. 58 sec. West and along said right of way a distance of 6.36 feet; thence South

00 deg. 12 min. 07 sec. East and run a distance of 32.65 feet to the intersection with the easterly line of the NE 1/4 of the NW 1/4; thence leaving said right of way and running along said easterly line of said 1/4 1/4 on a bearing of South 04 deg. 13 min. 04 sec. West a distance of 344.83 feet to the south line of said 1/4 1/4; thence North 85 deg. 12 min. 25 sec. West and run along said southerly boundary line of said NE 1/4 of the NW 1/4 a distance of 1330.10 feet to the NE corner of the SW 1/4 of the NW 1/4; thence South 03 deg. 57 min. 27 sec. West and run along the easterly line of the SW 1/4 of the NW 1/4 a distance of 1318.18 feet to the NE corner of the NW 1/4 of the SW 1/4; thence South 03 deg. 58 min. 32 sec. West and run along the easterly line of said 1/4 1/4 a distance of 1317.97 feet to the SE corner of the NW 1/4 of the SW 1/4; thence North 85 deg. 13 min. 56 sec. West and run along the south line of said 1/4 1/4 a distance of 1301.63 feet to the SW corner of the NW 1/4 of the SW 1/4; thence North 04 deg. 17 min. 47 sec. East and run along the Westerly line of said NW 1/4 of the SW 1/4 on a bearing of North 04 deg. 17 min. 47 sec. East a distance of 1304.74 feet to the SW corner of the SW 1/4 of the NW 1/4, which is the southeasterly most corner of Little Oak Ridge Estates, Second Sector as recorded in Map Book 5 page 39 in the Office of the Judge of Probate in Shelby County, Alabama; thence North 03 deg. 07 min. 55 sec. East and run along said easterly boundary line of said Little Oak Ridge Estates a distance of 1327.08 feet to the northeasterly most corner of said Little Oak Ridge Estates; thence 03 deg. 00 min. 26 sec. East and run along the Westerly boundary line of the NW 1/4 of the NW 1/4 a distance of 1325.02 feet to the point of beginning.

Less and except any portion of subject property situated outside of Section 7, Township 20 South, Range 2 West, Shelby County, Alabama and/or within road right of way of County Highway #33.

All being situated in Shelby County, Alabama.

*Joe B. B.*

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WHD:90 6661-77-11

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