

THIS INSTRUMENT PREPARED BY:

Robert A. Jones, Jr.
JONES AND DAVIS, P.C.
1205 North 19th Street
Birmingham, Alabama 35234

SEND TAX NOTICE TO:
Southern Communications, Inc.
600 North 18th Street
Birmingham, Alabama 35203

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY)

That in consideration of Twenty Five Thousand and 00/100 Dollars (\$25,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Randall H. Goggans, a married man**, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Southern Communications, Inc., a corporation**, (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 situated in the Southeast Quarter of the Northwest Quarter of Section 17, Township 20 South, Range 2 West, Huntsville Meridian, Shelby County, Alabama being more particularly described as follows:

Commence at the Northwest corner of the Southeast Quarter of the Northwest Quarter of Section 17, Township 20 South, Range 2 West, Huntsville Meridian, Shelby County, Alabama; thence run South 86° 49' 47" East along the North line of said quarter-quarter section for a distance of 367.93 feet to the POINT OF BEGINNING; thence continue South 86° 49' 47" East along said North line for a distance of 210.00 feet; thence leaving said North line run South 03° 10' 13" West for a distance of 121.49 feet to the Northeasterly line of a transmission line right of way for Alabama Power Company (total width of right of way; 200 feet); thence run North 75° 23' 36" West along said Northeasterly right of way line for a distance of 214.25 feet; thence leaving said Northeasterly right of way line run North 03° 10' 13" East for a distance of 79.01 feet to the POINT OF BEGINNING.

Subject to ad valorem taxes for the current tax year.
Also subject to easements and restrictions of record.
This property is not the homestead of the grantor.

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

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, our heirs and assigns, that we are lawfully seized in fee simple of said premises; that we are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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, we have hereunto set our hands and seals, this 11 day of January, 1995.


Randall H. Goggans

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Randall H. Goggans**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this 11 day of January, 1995.

Bridgette K. Edwards
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: June 27, 1998.
My commission expires: ~~BONDED THRU NOTARY PUBLIC UNDERWRITERS.~~

Inst # 1995-01224

01/13/1995-01224
03:45 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 36.00