

THIS INSTRUMENT PREPARED BY:

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

Send Tax Notice To:

L. Jack White  
P. O. Box 590012  
Birmingham, AL 35259

WARRANTY DEED (Joint Tenants With Right of Survivorship)

STATE OF ALABAMA )  
JEFFERSON COUNTY )

KNOWN ALL MEN BY THESE PRESENTS:

That in consideration of Seventy Three Thousand Nine Hundred and no/100 Dollars (\$73,900.00) to the undersigned grantors (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

William T. Bezkor, Jr. and wife, Susan B. Bezkor,

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

L. Jack White and wife, Alycia G. White,

(herein referred to as Grantee, whether one or more) as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

See Exhibit A for legal description.

Subject to all easements, restrictions and any and all other easements, restrictions and agreements of record.

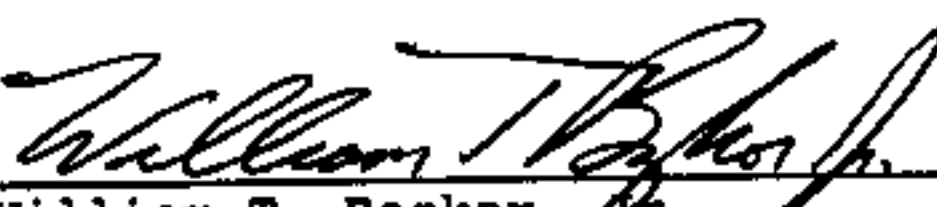
The subject property is not nor has never been the homestead of the Grantors.

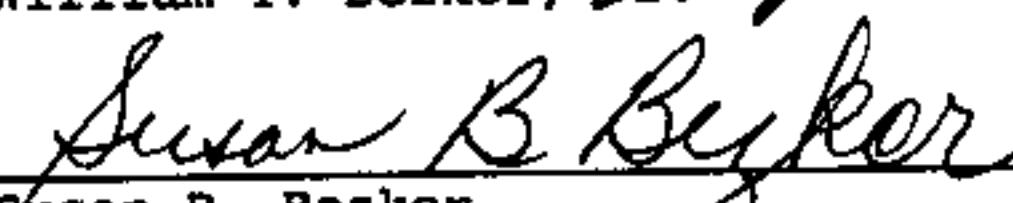
This conveyance is in accordance with the terms of an Internal Revenue Code Section 1031 deferred real estate exchange.

TO HAVE AND TO HOLD Unto the said Grantee as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And we do for ourselves and for my heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they 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 GRANTEE, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s) this the 11th day of January, 1995. at 12:00 noon.

  
William T. Bezkor, Jr.

  
Susan B. Bezkor

STATE OF ALABAMA )  
JEFFERSON COUNTY )

Before me, the undersigned notary public in and for said county in said state, personally appeared William T. Bezkor, Jr. and Susan B. Bezkor, who being first duly sworn, makes oath that they have read the foregoing instrument and know 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 11th day of January, 1995.

  
Notary Public

[SEAL]

My commission expires: 2/7/96

Inst # 1995-01560

01/19/1995-01560  
09:11 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 85.00

Inst # 1995-01560

## EXHIBIT A

### Legal Description

Part of Lot 7, Oak Mountain Commerce Place as recorded in Map Book 18, page 58 in the Office of the Judge of Probate in Shelby County, Alabama, being located in the SW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 31, Township 19 South, Range 2 West, more particularly described as follows: Commence at the NW corner of said  $\frac{1}{4}$ - $\frac{1}{4}$  section said point being the Northwest corner of said Lot 7; thence in an Easterly direction along the Northerly line of said Lot 7, a distance of 514.26 feet to the Northeast corner of said Lot 7; thence 95 degrees 55 minutes 44 seconds right, in a Southerly direction along the Easterly line of said Lot 7, a distance of 296.27 feet to the point of beginning; thence continue along last described course a distance of 175.0 feet; thence 90 degrees right, in a Westerly direction 172.98 feet to the Easterly R.O.W. line of Commerce Parkway; thence 75 degrees 30 minutes 09 seconds right, in a Northerly direction along said R.O.W. line 122.81 feet to the beginning of a curve to the right having a radius of 25.0 feet and a central angle of 48 degrees 11 minutes 20 seconds; thence in a Northeasterly direction along said curve and R.O.W. line a distance of 21.03 feet to end of said curve and the beginning of a curve to the left having a radius of 50.0 feet and a central angle of 43 degrees 10 minutes 33 seconds; thence in a Northeasterly direction along arc of said curve and along said R.O.W. line a distance of 37.68 feet; thence 99 degrees 29 minutes 07 seconds right from tangent of said curve in an Easterly direction a distance of 192.60 feet to the point of beginning; being situated in Shelby County, Alabama. Containing 33,470 square feet or less.

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