

This instrument prepared by:  
Mary P. Thornton  
Dominick, Fletcher, Yeilding,  
Wood & Lloyd, P.A.  
2121 Highland Avenue South  
Birmingham, Alabama 35205

Send Tax Notice to:  
Greystone Lands, Inc.  
601 Beacon Parkway West, Ste. 211  
Birmingham, AL 35209

*Corrected*

**STATUTORY WARRANTY DEED**

STATE OF ALABAMA     )  
                                  ) **KNOW ALL MEN BY THESE PRESENTS:**  
SHELBY COUNTY         )

**WHEREAS**, on March 24, 1995, Taylor Properties, L.L.C. conveyed by statutory warranty deed to Greystone Ridge, Inc. the real property described in Exhibit A attached hereto and made a part hereof (the "Community Center Property"), which deed was recorded on June 22, 1995 as Instrument #1995-16396 in the Probate Office of Shelby County, Alabama (the "March 24, 1995 Deed"); and

**WHEREAS**, on May 16, 1995, Greystone Ridge, Inc. conveyed by statutory warranty deed to Greystone Lands, Inc. any and all real property owned by Greystone Ridge, Inc., which deed was recorded on June 1, 1995 as Instrument #1995-14162 in said Probate Office (the "May 16, 1995 Deed"); and

**WHEREAS**, the Community Center Property was intended by the parties to be conveyed to Greystone Lands, Inc. by the May 16, 1995 Deed but was inadvertently omitted from the description of the real property contained in such May 16, 1995 Deed; and

**WHEREAS**, on June 22, 1995, Greystone Lands, Inc. executed the following agreements and documents: (1) the Greystone Farms Reciprocal Easement Agreement recorded as Instrument #1995-16400 in said Probate Office; (2) the Greystone Farms Declaration of Covenants, Conditions and Restrictions recorded as Instrument #1995-16401 in said Probate Office; (3) the Greystone Farms Community Center Property Declaration of Covenants, Conditions and Restrictions recorded as Instrument #1995-16403 in said Probate Office; and (4) the Memorandum of Ground Lease recorded as Instrument #1995-16404 in said Probate Office (cumulatively, the "Greystone Farms Documents") with the intention of subjecting the Community Center Property to the terms and provisions of such Greystone Farms Documents; and

**WHEREAS**, in that Greystone Lands, Inc. was not the record owner of the Community Center Property at the time of execution and recording of the Greystone Farms Documents, the parties hereto desire hereby to correct such inadvertent omission and to set forth that Greystone Lands, Inc. was the intended owner of the Community Center Property as of the May 16, 1995 Deed and was accordingly the intended party to the Greystone Farms Documents.

**NOW THEREFORE**, that for and in consideration of the assumption of that Accommodation Mortgage and Security Agreement assumed by Grantee in favor of Compass Bank (formerly Central Bank of the South), recorded as Instrument #1992-7102 in the Office of the Judge of Probate of Shelby County, Alabama, as amended, and other good and valuable consideration to the undersigned GREYSTONE RIDGE, INC., an Alabama corporation, ("Grantor") in hand paid by GREYSTONE LANDS, INC., an Alabama corporation ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor has granted, bargained, sold and conveyed and does by these presents grant, bargain, sell and convey unto the said Grantee all of Grantor's right, title and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

08/30/1995-23883  
08:51 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
004 NCB 17.00

Inst # 1995-23883

*Shelby Title*

**SEE EXHIBIT A ATTACHED HERETO  
AND MADE A PART HEREOF**

Subject to: (1) the Greystone Farms Documents; (2) The Amended and Restated Development Agreement by and between Taylor Properties, L.L.C. and Greystone Farms, Inc. Regarding Greystone Farms; (3) the Future Advance Mortgage, Assignment of Rents and Leases and Security Agreement in favor of Compass Bank recorded as Instrument # 1994-22321 in the Probate Office of Shelby County, Alabama, with all amendments thereto; and (4) easements, restrictions, reservations, rights of way and any other matters of record.

For purposes of the application of the Greystone Farms Documents to the Community Center Property and of establishing that Greystone Lands, Inc. is the proper party to the Greystone Farms Documents in the capacity represented therein, Greystone Lands, Inc. hereinbelow ratifies and affirms the Greystone Farms Documents, and all terms and provisions thereof.

**TO HAVE AND TO HOLD** unto the said Grantee, its successors and assigns, forever.

**IN WITNESS WHEREOF**, Grantor, Greystone Ridge, Inc., an Alabama corporation, by Gary R. Dent, its President, who is authorized to execute this conveyance, has hereto set its signature and seal this 11<sup>th</sup> day of August, 1995.

GREYSTONE RIDGE, INC., an Alabama corporation

By: 

Gary R. Dent  
Its President

STATE OF ALABAMA     )  
JEFFERSON COUNTY    )

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Gary R. Dent, whose name as President of Greystone Ridge, Inc., an Alabama 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, in his capacity as such officer and with full authority, executed the same voluntarily, for and as the act of said corporation.

Given under my hand and seal, this 11<sup>th</sup> day of August, 1995.

  
Notary Public

[SEAL]

My commission expires:

7/26/97

Greystone Lands, Inc., an Alabama corporation, by the execution hereof, hereby ratifies and affirms the Greystone Farms Documents, and all terms and provisions thereof.

GREYSTONE LANDS, INC., an Alabama corporation

By: 

Gary R. Dent  
Its President

STATE OF ALABAMA     )  
JEFFERSON COUNTY    )

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Gary R. Dent, whose name as President of Greystone Lands, Inc., an Alabama 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, in his capacity as such officer and with full authority, executed the same voluntarily, for and as the act of said corporation.

Given under my hand and seal, this 17<sup>th</sup> day of August, 1995.

*James D. Sinsom*  
Notary Public

[SEAL]

My commission expires:

2/26/97

EXHIBIT A

A parcel of land situated in the Southeast 1/4 of the Northwest 1/4, and the East 1/2 of the Southwest 1/4, all in Section 34, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast corner of the Northwest 1/4 of said Section 34 and run in a Westerly direction along the South line of said 1/4 section a distance of 417.35 feet to the POINT OF BEGINNING of the herein described parcel; thence turn a deflection angle of  $72^{\circ}03'32''$  and run to the left in a Southwesterly direction a distance of 10.42 feet to a point; thence turn an interior angle of  $118^{\circ}29'09''$  and run to the right in a Southwesterly direction a distance of 56.80 feet to a point; thence turn an interior angle of  $250^{\circ}50'56''$  and run to the left in a Southerly direction a distance of 272.35 feet to a point; thence turn an interior angle of  $255^{\circ}42'17''$  and run to the left in a Southeasterly direction a distance of 56.77 feet to a point; thence turn an interior angle of  $70^{\circ}26'46''$  and run to the right in a Southwesterly direction a distance of 176.42 feet to a point; thence turn an interior angle of  $204^{\circ}27'00''$  and run to the left in a Southwesterly direction a distance of 201.75 feet to a point; thence turn an interior angle of  $196^{\circ}37'41''$  and run to the left in a Southeasterly direction a distance of 134.80 feet to a point; thence turn an interior angle of  $207^{\circ}09'12''$  and run to the left in a Southeasterly direction a distance of 134.94 feet to a point; thence turn an interior angle of  $284^{\circ}10'51''$  and run to the left in a Northeasterly direction a distance of 168.07 feet to a point; thence turn an interior angle of  $56^{\circ}57'20''$  and run to the right in a Southeasterly direction a distance of 214.21 feet to a point; thence turn an interior angle of  $195^{\circ}11'12''$  and run to the left in a Southeasterly direction a distance of 124.01 feet to a point; thence turn an interior angle of  $146^{\circ}52'28''$  and run to the right in a Southerly direction a distance of 192.38 feet to a point; thence turn an interior angle of  $95^{\circ}38'34''$  and run to the right in a Westerly direction a distance of 225.60 feet to a point; thence turn an interior angle of  $114^{\circ}06'49''$  and run to the right in a Northwesterly direction a distance of 76.20 feet to a point; thence turn an interior angle of  $242^{\circ}36'35''$  and run to the left in a Westerly direction a distance of 141.26 feet to a point; thence turn an interior angle of  $60^{\circ}12'49''$  and run to the right in a Northeasterly direction a distance of 105.56 feet to a point; thence turn an interior angle of  $221^{\circ}40'05''$  and run to the left in a Northwesterly direction a distance of 31.43 feet to a point; thence turn an interior angle of  $247^{\circ}27'52''$  and run to the left in a Northwesterly direction a distance of 66.61 feet to a point; thence turn an interior angle of  $199^{\circ}20'26''$  and run to the left in a Southwesterly direction a distance of 147.12 feet to a point; thence turn an interior angle of  $210^{\circ}35'06''$  and run to the left in a Southwesterly direction a distance of 69.11 feet to a point; thence turn an interior angle of  $205^{\circ}21'31''$  and run to the left in a Southwesterly direction a distance of 142.11 feet to a point; thence turn an interior angle of  $65^{\circ}22'21''$  and run to the right in a Northwesterly direction a distance of 86.79 feet to a point; thence turn an interior angle of  $266^{\circ}00'50''$  and run to the left in a Southwesterly direction a distance of 152.13 feet to a point; thence turn an interior angle of  $198^{\circ}42'51''$  and run to the left in a Southwesterly direction a distance of 192.84 feet to a point; thence turn an interior angle of  $143^{\circ}18'59''$  and run to the right in a Southwesterly direction a distance of 145.23 feet to a point; thence turn an interior angle of  $71^{\circ}38'37''$  and run to the right in a Northerly direction a distance of 22.24 feet to a point on the Southeasterly right-of-way of a proposed 60 foot wide road, said point also lying on a curve to the left having a central angle of  $26^{\circ}34'06''$  and a radius of 275.00 feet; thence turn an interior angle of  $134^{\circ}20'27''$  to tangent and run in a Northeasterly direction an arc distance of 127.52 feet to a point; thence continue in a Northeasterly direction along said right-of-way tangent to last described curve a distance of 438.87 feet to a point on a curve to the left, said curve having a central angle of  $34^{\circ}22'42''$  and a radius of 325.00 feet; thence run along said right-of-way and arc of said curve in a Northeasterly to Northerly to Northwesterly direction an arc distance of 195.00 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northwesterly direction a distance of 153.71 feet to a point on a curve to the right having a central angle of  $0^{\circ}50'24''$  and a radius of 225.00 feet; thence continue along said right-of-way and arc of said curve in a Northwesterly direction an arc distance of 34.71 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northwesterly direction a distance of 179.20 feet to a point on a curve to the right having a central angle of  $29^{\circ}01'03''$  and a radius of 375.00 feet; thence continue along said right-of-way and arc of said curve in a Northwesterly to Northerly to Northeasterly direction an arc distance of 189.92 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction a distance of 406.16 feet to a point on a curve to the right having a central angle of  $30^{\circ}24'47''$  and a radius of 475.00 feet; thence continue along said right-of-way and arc of said curve a distance of 252.13 feet to a point; thence continue along said right-of-way tangent to last described curve in a Northeasterly direction a distance of 100.75 feet to a point on a curve to the right having a central angle of  $76^{\circ}05'39''$  and a radius of 275.00 feet; thence continue along said right-of-way and arc of said curve in a Northeasterly to Easterly to Southeasterly direction an arc distance of 365.23 feet to a point; thence continue along said right-of-way tangent to last described curve in a Southeasterly direction a distance of 31.31 feet to a point; thence turn an interior angle of  $118^{\circ}41'21''$  and leaving said right-of-way run to the right in a Southwesterly direction a distance of 260.74 feet to a point; thence turn an interior angle of  $261^{\circ}56'40''$  and run to the left in a Southeasterly direction a distance of 71.66 feet to a point; thence turn an interior angle of  $91^{\circ}19'00''$  and run to the right in a Southwesterly direction a distance of 94.00 feet to the POINT OF BEGINNING.

Also to be known as The Lake Site of Greystone Farms.

Inst # 1995-23883

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