

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THREE HUNDRED THOUSAND & NO/100---- (\$300,000.00) DOLLARS to the undersigned grantor, Atonement Lutheran Church a corporation, (herein referred to as the GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Korean Presbyterian Church of Birmingham, PC (USA) (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama:

See Attached Exhibit A for Legal description

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

GRANTEES' ADDRESS: 1589 Highway 261, Pelham, Alabama 35124.

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, 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 Representative, Reverend Charles E. Wagner, who is authorized to execute this conveyance, hereto set its signature and seal, this the 7th day of December, 1995.

ATTEST: Doris Marshall
Doris Marshall, Secretary

Atonement Lutheran Church/
By: Rev. Charles E. Wagner
Reverend Charles E. Wagner, Representative

STATE OF ALABAMA

COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that Reverend Charles E. Wagner whose name as the Representative of Atonement Lutheran Church, 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 7th day of December, 1995

My Commission
expires 3/26/98

Dawn Kasso
Notary Public

Inst # 1995-35413

12/11/1995-35413
09:30 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 311.00

Parcel I

A parcel of land situated in the west half of the northwest quarter of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, and being more particularly described as follows: Commence at the northwest corner of the northwest quarter of said Section 1 and run thence in a southerly direction along the west line thereof for a distance of 859.52 feet to the point of beginning of the parcel herein described; from the point of beginning thus obtained continue thence in a southerly direction along said west line of said quarter section for a distance of 1009.51 feet to a point; thence turn an angle to the left of $153^{\circ}-57'-10''$ and run in a northeasterly direction for a distance of 401.84 feet to a point; thence turn an angle to the right of $19^{\circ}-45'-00''$ and run in a northeasterly direction for a distance of 229.37 feet to a point; thence turn an angle to the left of $10^{\circ}-15'-00''$ and run in a northeasterly direction for a distance of 146.98 feet to a point; thence turn an angle to the left of $10^{\circ}-15'-00''$ and run in a northeasterly direction for a distance of 201.73 feet to a point located in the southwesterly limit of several contiguous Alabama Power Company rights-of-way; thence continuing to run in a northeasterly direction crossing said right-of-way on a projection of the last stated course for a distance of 7.95 feet to a point; thence turn an angle to the right of $18^{\circ}-42'-14''$ and run in a northeasterly direction, continuing across said right-of-way, for a distance of 206.78 feet to a point located in the northeasterly limit of said several rights-of-way; thence turn an angle to the left of $98^{\circ}-09'-04''$ and run in a northwesterly direction along said northerly limit for a distance of 390.70 feet to a point; thence turn an angle to the left of $65^{\circ}-52'-21''$ and run in a southwesterly direction, crossing said rights-of-way, for a distance of 232.84 feet to a point located in the aforesaid southwesterly limit of said rights-of-way; thence leaving said limit and running in a southwesterly direction along the projection of the last stated course for a distance of 163.19 feet to the point of beginning.

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Parcel II

A part of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 2, Township 20 South, Range 3 West, Shelby County, said part being more particularly described as follows:

Begin at the Northeast corner of said Section 2 and run in a southerly direction along the east line of said Section 2 for a distance 512.08 feet to the point of beginning of the land here described; thence continue on the same course for a distance of 483.32 feet; thence turning an angle to the right of 91 deg. 59 min. 54 sec. run in a westerly direction for a distance of 207.95 feet to a point on the easterly right of way line of Shelby County Highway #261 (Helena Road), said point being on the curve of a curve to the left, said curve being concave in a northwesterly direction, having a radius of 1556.32 feet and a central angle of 4 deg. 12 min. 28 sec.; thence turning an angle of 111 deg. 54 min. 20 sec. to the right to the chord of said curve, run in a northeasterly direction, along the arc of said curve, and along said Shelby County Highway for a distance of 114.29 feet to the end of said curve, continue thence in a northeasterly direction, along said right of way line, and along a line which is tangent to said curve for a distance of 129.80 feet to the point of curve of a curve to the right, said curve being concave in a southeasterly direction, having a radius of 3181.65 feet and a central angle of 4 deg. 57 min. 50 sec.; thence continue along said road right of way line in a northerly direction along the arc of said curve for a distance of 275.65 feet to the point of beginning; being situated in Shelby County, Alabama.

Parcel III

A tract of land situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, and more particularly described as follows: Commence at the NW corner of said Section; thence South along the West line thereof a distance of 690.98 feet to a capped iron on the Southeast line of an Alabama Power Company Right of Way; thence continue along said line 168.54 feet; thence 120 deg. left in a Northeast direction 163.19 feet to a point on the Southeast line of Alabama Power Company Right of Way; thence 117 deg. left 169 feet along Right of Way to point of beginning; being situated in Shelby County, Alabama.

All being situated in Shelby County, Alabama.

C E W