

This instrument was prepared by:  
(Name) Mitchell A. Spears  
(Address) P.O. Box 119  
Montevallo, AL 35115

Send Tax Notice to: The Industrial Development  
(Name) Board of the Town of Calera  
(Address) \_\_\_\_\_

**CORPORATION FORM WARRANTY DEED**

**STATE OF ALABAMA**

**SHELBY**

**COUNTY**

**KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of One Hundred Fifty-Eight Thousand, One Hundred Seventy-Five & 00/100 DOLLARS (\$158,175.00)

to the undersigned grantor, Crusher and Screening Repair Service, Inc. 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 presents, grant, bargain, sell and convey unto

The Industrial Development Board of the Town of Calera, Alabama

(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 in Section 9, Township 22 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:  
Commence and begin at the Southwest corner of the Northeast Quarter of Section 9, Township 22 South, Range 2 West, being an iron pin found; thence run North 02 deg. 11 min. 32 sec. West along the accepted Quarter line 1315.83 feet to the North line of the South half of said Northeast Quarter at an iron pin found; thence North 89 deg. 42 min. 33 sec. East along the said North line 414.29 feet to an iron pin set on the Westerly right of way of U.S. Highway No. 31; thence South 04 deg. 22 min. 32 sec. West, 1762.47 feet along said Westerly right of way; thence North 88 deg. 55 min. 12 sec. West 208.43 feet; thence South 01 deg. 04 min. 48 sec. West, 220.88 feet; thence South 89 deg. 23 min. 21 sec. West, 504.94 feet to an iron pin previously set along the Easterly right of way of an L & N Railroad; thence North 10 deg. 02 min. 15 sec. West, 672.98 feet along said Easterly right of way to an iron pin found; thence South 90 deg. 00 min. East, 605.28 feet to the point of beginning; being situated in Shelby County, Alabama.

**SUBJECT TO:**

Property taxes for 1996 and subsequent years.

Mineral and mining rights are not insured.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 103 page 156 in Probate Office.

PURCHASE MONEY FIRST MORTGAGE EXECUTED BY GRANTEE HEREIN TO CENTRAL STATE BANK, ON EVEN DATE HERewith, IN THE SUM OF \$158,175.00.

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs, devisees, executor or assigns, or its successors 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 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 25th day of January, 19 96

ATTEST:

Buster Killingsworth  
Buster Killingsworth Secretary

CRUSHER AND SCREENING REPAIR SERVICE, INC.

By Kermit H. Roberson (Seal)  
Kermit H. Roberson President

**02/01/1996-03487**  
**03:39 PM CERTIFIED**

SHELBY COUNTY JUDGE OF PROBATE

001 MCD 9.50  
a Notary Public in and for said County, in said State,

**STATE OF ALABAMA**

**SHELBY**

**County**

I, the undersigned authority

hereby certify that Kermit H. Roberson

whose name as President of Crusher and Screening Repair Service, 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)(she), 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 25th day of January, 19 96.

[Signature]  
Notary Public

Inst # 1996-03487