

Send Tax Notice To:
BWA Development Corp.
c/o Hunter Williams
200 Union Hill Drive
Birmingham, Alabama 35209

This instrument was prepared by:
Claude McCain Moncus, Esq.
Corley, Moncus & Ward, P.C.
2100 SouthBridge Parkway, #650
Birmingham, Alabama 35209

QUIT CLAIM DEED

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

That for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantor, the receipt whereof is acknowledged, we, **Ken Dyson and Teena Dyson**, husband and wife (herein referred to as Grantors) hereby remise, release, quit claim, sell and convey unto **BWA Development Corp., an Alabama Corporation** (herein referred to as Grantee), all his right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama to-wit:

A 50 FOOT NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS DESCRIBED AS FOLLOWS: COMMENCE AT THE N.W. CORNER OF THE S.E. 1/4 OF THE S.W. 1/4 OF SECTION 23, TOWNSHIP 20 SOUTH, RANGE 4 WEST, AND RUN IN AN EASTERLY DIRECTION ALONG THE NORTH LINE OF SAID 1/4-1/4 SECTION A DISTANCE OF 143.80 FEET TO A POINT; THENCE 86 DEG. 32 MIN. 28 SEC. RIGHT IN A SOUTHERLY DIRECTION A DISTANCE OF 49.0 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE HEREIN DESCRIBED; THENCE CONTINUE ALONG THE LAST COURSE FOR A DISTANCE OF 125.08 FEET TO A POINT; THENCE 36 DEG. 52 MIN. 20 SEC. RIGHT IN A SOUTHWESTERLY DIRECTION A DISTANCE OF 103.40 FEET TO A POINT; THENCE 60 DEG. 22 MIN. 20 SEC. LEFT IN A SOUTHEASTERLY DIRECTION A DISTANCE OF 78.43 FEET TO THE POINT OF ENDING.

Subject to easements, restrictions and right-of-ways of record, if any.

TO HAVE AND TO HOLD unto said Grantee forever.

IN WITNESS WHEREOF, the undersigned has hereto set his hand and seal this 11th day of March, 1996.

Ken Dyson (SEAL)
KEN DYSON

Teena Dyson (SEAL)
TEENA DYSON

Inst # 1996-09056

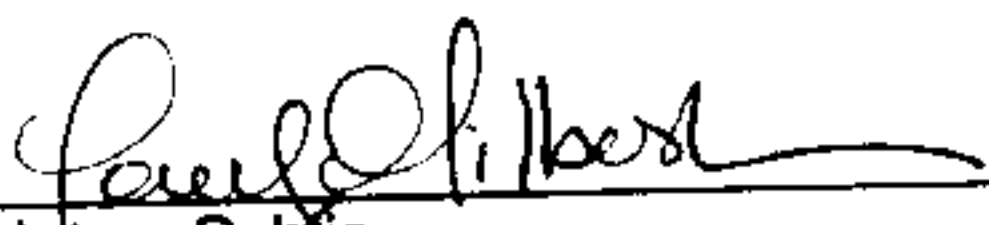
03/20/1996-09056
04:05 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50

Inst # 1996-09056

STATE OF ALABAMA
COUNTY OF JEFFERSON

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

Given under my hand and official seal, this 11th day of March, 1996.


Notary Public
My Commission Expires: 11/30/96

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Teena Dyson** whose name is signed to the foregoing Quit Claim Deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 11th day of March, 1996.


Notary Public
My Commission Expires: 11/30/96

Inst # 1996-09056

03/20/1996-09056
04:05 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50