

This instrument prepared by:

Lloyd, Schreiber & Gray, P.C.  
Two Perimeter Park South, Suite 100  
Birmingham, Alabama 35243

Sent Tax Notices To:

Parcel D-1  
Leslie Siegelman  
3377 Overbrook Road  
Birmingham, Alabama 35213

Parcel D-2  
Brian Giattina  
P.O. Box 55488  
Birmingham, Alabama 35255

STATE OF ALABAMA       )  
                              :  
SHELBY COUNTY            )

PARTITION DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT WHEREAS Leslie B. Siegelman and Jacqueline C. Siegelman are the owners of an undivided one-half (50%) interest in the property described in "Exhibit A;"

THAT WHEREAS Brian G. Giattina, Walter Zieverink, III, and David Zieverink are the owners of the remaining undivided one-half (50%) interest in the property described in "Exhibit A;"

THAT WHEREAS the above named owners of the property described in "Exhibit A" desire to partition the property into two separate parcels of property described in "Exhibit B" as Parcel D-1 containing 10.31 acres and Parcel D-2 containing 10.32 acres;

NOW THEREFORE Leslie B. Siegelman, Jacqueline C. Siegelman, Brian G. Giattina, Walter Zieverink, III, and David Zieverink hereby partition and divide the property described in "Exhibit A" and grant, bargain, sell and convey unto Leslie B. Siegelman and Jacqueline C. Siegelman, as joint tenants with the right of survivorship, title in fee simple in the real estate described in "Exhibit B" as Parcel D-1, situated in the Shelby County, Alabama; and

FURTHERMORE Leslie B. Siegelman, Jacqueline C. Siegelman, Brian G. Giattina, Walter Zieverink, III, and David Zieverink hereby partition and divide the property described in "Exhibit A" and grant, bargain, sell and convey unto Brian G. Giattina, Walter Zieverink, III, and David Zieverink, as tenants in common, title in fee simple in the real estate described in "Exhibit B" as Parcel D-2, situated in the Shelby County, Alabama.

TO HAVE AND TO HOLD unto said Grantees, their respective heirs and assigns forever.


# 1996-27938

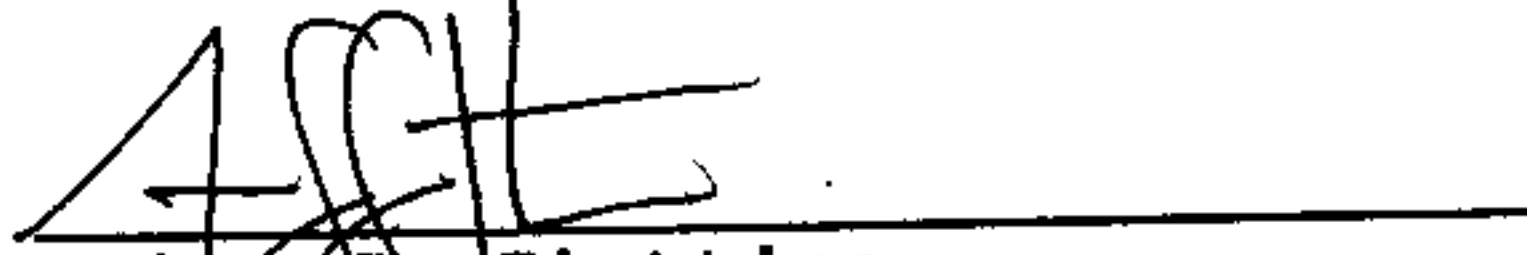
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02:31 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
005 SNA 20.00


Grantors do hereby certify that the above described property does not constitute their respective homesteads as defined by Code of Alabama § 6-10-2 (1975).

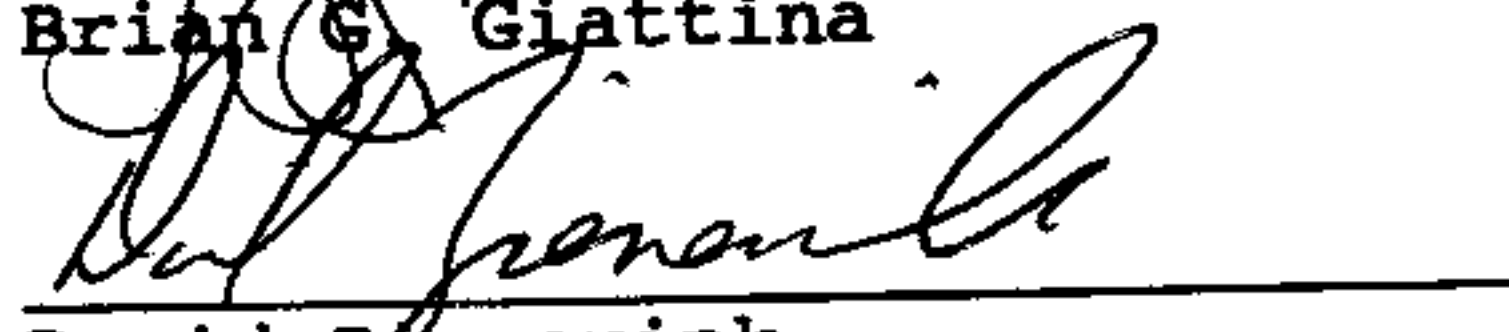
IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals on or as of the 30<sup>th</sup> day of July, 1996.

  
Leslie B. Siegelman

  
Jacqueline C. Siegelman

  
Brian G. Giattina

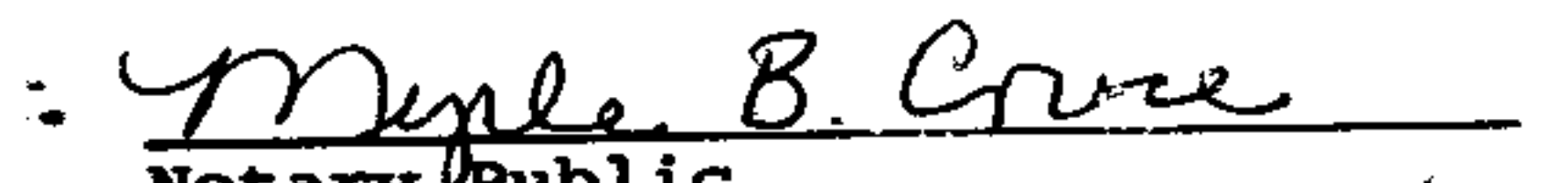
  
Walter Zieverink, III

  
David Zieverink

STATE OF ALABAMA     )  
                                  :  
JEFFERSON COUNTY     )

I, the undersigned, hereby certify that Leslie B. Siegelman, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal of this office this 12<sup>th</sup> day of July, 1996.

  
Notary Public  
My commission expires: 2/12/97

STATE OF ALABAMA     )  
                                  :  
JEFFERSON COUNTY     )

I, the undersigned, hereby certify that Jacqueline C. Siegelman, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal of this office this 12<sup>th</sup> day of July, 1996.

  
Notary Public  
My commission expires: 2/12/97

STATE OF ALABAMA     )  
                             :  
JEFFERSON COUNTY     )

I, the undersigned, hereby certify that Brian G. Giattina, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal of this office this 30 day of July, 1996.


  
\_\_\_\_\_  
Notary Public  
My commission expires:

STATE OF ALABAMA     )  
                             :  
JEFFERSON COUNTY     )

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Jan. 28, 1998.

I, the undersigned, hereby certify that Walter Zieverink, III, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal of this office this 30 day of July, 1996.

  
\_\_\_\_\_  
Notary Public  
My commission expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Jan. 28, 1998.

STATE OF ALABAMA     )  
                             :  
JEFFERSON COUNTY     )

I, the undersigned, hereby certify that David Zieverink, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal of this office this 30 day of July, 1996.

  
\_\_\_\_\_  
Notary Public  
My commission expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Jan. 28, 1998.



## EXHIBIT A

### Legal Description

A parcel of land in the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  and the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 29, Township 19 South, Range 1 West, Shelby County, Alabama, described as follows:

From the SW corner of the SE $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 29, Township 19 South, Range 1 West, being the point of beginning of herein described parcel of land, run thence North along the West boundary of said SE $\frac{1}{4}$  of NW $\frac{1}{4}$  a distance of 873.89 feet to a point in the centerline of a 60.0 foot non-exclusive easement for ingress and egress; thence turn 73 degrees 26 minutes 24 seconds right and run 53.77 feet along said easement centerline and the following courses: 22 degrees 35 minutes 20 seconds left for 225.70 feet; 14 degrees 23 minutes right for 156.97 feet; 18 degrees 58 minutes left for 188.87 feet; thence turn 06 degrees 15 minutes 37 seconds right and run 129.98 feet along said easement centerline; thence turn 118 degrees 37 minutes 06 seconds right and run 1501.23 feet to a point on the North boundary of the Seaboard Coastline Railroad; thence turn 114 degrees 36 minutes 39 seconds right and run 101.78 feet along said railroad boundary and the following courses: 03 degrees 48 minutes 05 seconds left for 106.29 feet; 04 degrees 46 minutes 17 seconds left for 104.76 feet; 04 degrees 52 minutes 36 seconds left for 96.17 feet; 04 degrees 39 minutes 10 seconds left for 96.31 feet; 04 degrees 33 minutes 59 seconds left for 96.35 feet; 04 degrees 29 minutes 39 seconds left for 94.50 feet; 04 degrees 57 minutes 38 seconds left for 94.92 feet; thence turn 04 degrees 09 minutes 33 seconds left and run 65.08 feet along said railroad boundary to a point on the West boundary of the NE $\frac{1}{4}$  of SW $\frac{1}{4}$  of aforementioned Section 29; thence turn 110 degrees 06 minutes 34 seconds right and run 192.89 feet to the point of beginning of herein described parcel of land.

A non-exclusive 60 foot private easement for ingress and egress: From the NE corner of the NE $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 29, Township 19 South, Range 1 West, run thence West along the North boundary of said NE $\frac{1}{4}$  of NW $\frac{1}{4}$  a distance of 30.0 feet to the point of beginning of the centerline of herein described easement; thence turn 88 degrees 51 minutes 16 seconds left and run 789.40 feet along said easement centerline and the following courses: 23 degrees 28 minutes 06 seconds right for 56.21 feet; 14 degrees 28 minutes 11 seconds right for 215.46 feet; 16 degrees 39 minutes 30 seconds left for 130.57 feet; 25 degrees 39 minutes 05 seconds right for 228.96 feet; 16 degrees 30 minutes 50 seconds right for 135.49 feet; 17 degrees 37 minutes 25 seconds right for 191.92 feet; 28 degrees 10 minutes 58 seconds left for 129.98 feet; 06 degrees 15 minutes 37 seconds left for 188.87 feet; 18 degrees 58 minutes right for 156.97 feet; 14 degrees 23 minutes left for 225.70 feet; 22 degrees 35 minutes 20 seconds right for 153.54 feet; 04 degrees 22 minutes 05 seconds right for 106.57 feet; 08 degrees 21 minutes 21 seconds right for 126.85 feet; 09 degrees 59 minutes 10 seconds left for 83.54 feet; 26 degrees 22 minutes 25 seconds left for 168.42 feet; 17 degrees 41 minutes 05 seconds right for 210.67 feet; thence turn 18 degrees 23 minutes 40 seconds right and run 51.93 feet along said easement centerline to a point of termination.

All being situated in Shelby County, Alabama.

Two parcels of land in the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  and the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 29, Township 19 South, Range 1 West, Shelby County, Alabama, described as follows:

**Description to-wit:**

PARCEL "D-2"  
Description to-wit:

PARCEL "D-2"  
Description to-wit:  
From the S.W. corner of the SE $\frac{1}{4}$ -NW $\frac{1}{4}$  of Section 29, T19S-R1W, run thence North along the West boundary of said SE $\frac{1}{4}$ -NW $\frac{1}{4}$  a distance of 873.89 feet to a point in the centerline of a 60.0 foot, non-exclusive easement for ingress and egress and utilities; thence turn 73°26'24" right and run 53.77 feet along said easement centerline; thence turn 22°35'20" left and run 225.70 feet along said easement centerline; thence turn 14°23' right and run 40.0 feet along said easement centerline to the point of beginning of herein described parcel of land; thence continue along said course a distance of 116.97 feet; thence turn 18°58' left and run 188.87 feet along said easement centerline; thence turn 06°15'37" left and run 129.98 feet along said easement centerline; thence turn 114°36'39" right and run 101.78 feet along said railroad boundary; thence turn 03°48'05" left and run 106.29 feet along said railroad boundary; thence turn 04°46'17" left and run 104.76 feet point on the North boundary of the Seaboard Coastline Railroad; thence turn 1193.24 feet to the point of beginning of herein described parcel of land; thence turn 03°37'16" right and run 1193.24 feet to the point of beginning of herein described parcel of land, containing 10.32 acres, subject to any and all rights-of-way and easements of record.

Inst # 1996-27938

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SHELBY COUNTY JUDGE OF PROBATE  
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