

Attention - Grey Tice, V.P.  
Legal Department

SEND TAX NOTICE TO:  
Blue Cross and Blue Shield  
of Alabama  
950 Riverchase Parkway East  
Birmingham, AL 35298

Inst # 1997-07657

STATE OF ALABAMA )  
SHELBY AND JEFFERSON )  
COUNTIES )

9 7 0 3 / 4 4 1 7

STATUTORY WARRANTY DEED

\$ 2,900,000<sup>00</sup>

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten Dollars (\$10.00) and other good and valuable consideration paid to the undersigned, **AmSouth Bank of Alabama**, an Alabama state banking corporation (formerly known prior to charter conversion as AmSouth Bank N.A.) (the "Grantor"), by **Blue Cross and Blue Shield of Alabama**, a corporation (the "Grantee"), the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell and convey unto the Grantee the following described real estate situated in Shelby and Jefferson Counties, Alabama, to-wit:

Part of Section 19, Township 19 South, Range 2 West, both Jefferson and Shelby Counties, Alabama, being more particularly described as follows:

From the NE corner of the NE 1/4 of the SE 1/4 of said Section 19, run in a westerly direction along the North line of said 1/4-1/4 Section and its westerly extension thereof for a distance of 2560.17 feet to an existing iron pin, being on the East line of the existing Blue Cross-Blue Shield Property and also being described as Point "A"; thence turn an angle to the right of 81°59'35" and run in a northwesterly direction for a distance of 930.49 feet, more or less, to a point of intersection with the centerline of the Cahaba River and being the point of beginning; thence turn an angle to the right of 180° and run in a southeasterly direction for a distance of 930.49 feet, more or less, to Point "A"; thence continue in a southeasterly direction along last mentioned course for a distance of 50.88 feet to an existing iron pin being on the North right-of-way line of Parkway Office Circle; thence turn an angle to the left of 62°58' and run in a southeasterly direction along the North right-of-way line of said Parkway Office Circle for a distance of 229.04 feet to an

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SHELBY COUNTY JUDGE OF PROBATE  
004 MCD 17.00

existing iron pin, being the point of beginning of a curve; said curve being concave in a northerly direction and having a central angle of 19°12' and a radius of 870.0 feet; thence turn an angle to the left and run in an easterly direction along said North right-of-way line of Parkway Office Circle for a distance of 291.54 feet to a point of ending of said curve; thence run in an easterly direction along the line tangent to the end of said curve and along said North right-of-way line for a distance of 218.72 feet to an existing iron pin and the point of beginning of a second curve; said second curve begin concave in a southwesterly direction and having a central angle of 29°53' and a radius of 630.0 feet; thence turn an angle to the right and run in a easterly and southeasterly direction along the arc of said curve for a distance of 328.58 feet to an existing iron pin, being the point of ending of said curve; thence run in a southeasterly direction along said North right-of-way line and along the line tangent to the end of said curve for a distance of 47.75 feet to an existing iron pin; thence turn an angle to the left of 104°00' and run in a northeasterly direction for a distance of 1032.0 feet, more or less, to a point in the middle of the Cahaba River; thence turn an angle to the left and run in a westerly direction along the center line of the meandering Cahaba River for a distance of 1528.0 feet, more or less, to the point of beginning; containing 28.60 acres, more or less; being situated in Jefferson and Shelby Counties, Alabama.

Less and except any part lying within the Cahaba River.

Together with all the rights, tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

This conveyance is subject to:

1. All easements, restrictions and encumbrances of record.
2. Ad valorem taxes for the 1997 tax year and all subsequent years.

TO HAVE AND TO HOLD to the Grantee, its successors and assigns forever.

IN WITNESS WHEREOF, AmSouth Bank of Alabama has caused this instrument to be executed by its duly authorized officer this 11th day of March, 1997.

AMSOUTH BANK OF ALABAMA

By Stephanie Walker  
Its VICE PRESIDENT

STATE OF ALABAMA)  
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephanie Walker, whose name as Vice President of AmSouth Bank of Alabama, a state banking 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, 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 11th day of March, 1997.

Deborah D. Ward  
Notary Public

My commission expires: ~~MY COMMISSION EXPIRES~~ JANUARY 28, 2001

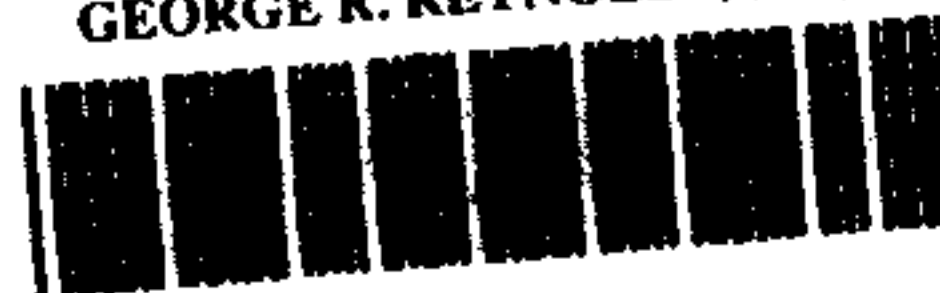
AFFIX SEAL

This instrument Prepared by:

Kay K. Bains, Esq.  
WALSTON, WELLS,  
ANDERSON & BAINS, LLP  
505 N. 20th Street, Suite 500  
P.O. Box 830642  
Birmingham, Alabama 35283-0642  
(205) 251-9600

*Recorder's Note: Distribution to Shelby County. All to be completed on 20%.*  
*J&R*

State of Alabama - Jefferson County  
I certify this instrument filed on:  
1997 MAR 11 P.M. 13:52  
Recorded and \$  
and \$2,900.00  
9.50  
Total \$ 2,909.50  
GEORGE R. REYNOLDS, Judge of Probate



9703/4417

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SHELBY COUNTY JUDGE OF PROBATE  
004 MCD 17.00

State of Alabama  
Jefferson County

I, the Undersigned, as Judge of the Court of Probate,  
in and for said County, in said State, hereby certify that  
the foregoing is a full, true and correct copy of the  
instrument with the filing of same as appears of  
record in this office in Vol. 9703 Record of

PR on page 4417

Given under my hand and official seal, this the 11<sup>th</sup>  
day of March 1997

Michael F. Bolin  
Judge of Probate

