

This instrument prepared by:

Mary P. Thornton
Dominick, Fletcher, Yeilding
Wood & Lloyd, P.A.
2121 Highland Avenue
Birmingham, Alabama 35205

Send Tax Notice To:

W. C. Rice Oil Co., Inc.
2511 28th Street SW
Birmingham, AL 35211

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
) **KNOW ALL PERSONS BY THESE PRESENTS:**
SHELBY COUNTY)

That for and in consideration of EIGHT HUNDRED FIFTY THOUSAND DOLLARS (\$850,000.00) and other good and valuable consideration to the undersigned JOE L. TIDMORE, a married man and CHARLES O. TIDMORE, a married man ("Grantors"), in hand paid by W. C. RICE OIL CO., INC. ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do by these presents grant, bargain, sell and convey unto the said Grantee the following described real estate (the "Property") situated in Shelby County, Alabama, to-wit:

**SEE EXHIBIT A ATTACHED HERETO
AND MADE A PART HEREOF**

The Property is conveyed subject to the following:

- (1) Taxes and assessments for the year 1997, and subsequent years, which are not yet due and payable, including any loss, claim, damage or expense including additional tax due, if any, arising from or due to the fact that ad valorem taxes for subject property have been paid under a current use assessment;
- (2) Fire district and library district assessments and other assessments, if any, for the current year and all subsequent years thereafter;
- (3) Rights of parties in possession;
- (4) Transmission line permits to Alabama Power Company recorded in Deed Book 101, Page 514; Deed Book 141, Page 169; Deed Book 170, Page 264; Deed Book 197, Page 373; Deed Book 205, Page 31 and Deed Book 268, Page 596 in the Probate Office of Shelby County, Alabama;
- (5) Right of Way acquired by Condemnation recorded in Final Record 16, Page 181 in said Probate Office;
- (6) Easement to City of Pelham appearing of record in Real Record 111, Page 706 in said Probate Office; and
- (7) Mineral and mining rights not owned by Grantors.

And subject to the foregoing, Grantors will warrant and forever defend the right and title to the Property unto Grantee against the claims of all persons owning, holding or claiming by, through or under Grantors, which claims are based upon matters done or suffered by Grantors subsequent to Grantors' acquisition of the Property and prior to the delivery of this deed to Grantee.


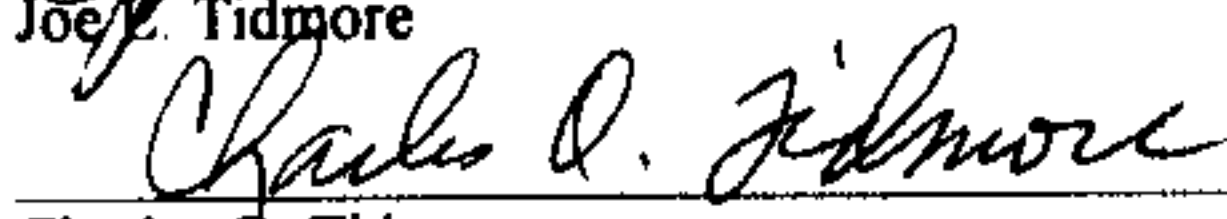
**THE PROPERTY WHICH IS THE SUBJECT OF THIS
CONVEYANCE IS NOT THE HOMESTEAD OF GRANTORS OR
GRANTORS' SPOUSES.**

07/17/1997-22496
01:59 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 863.50

Inst # 1997-22496

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

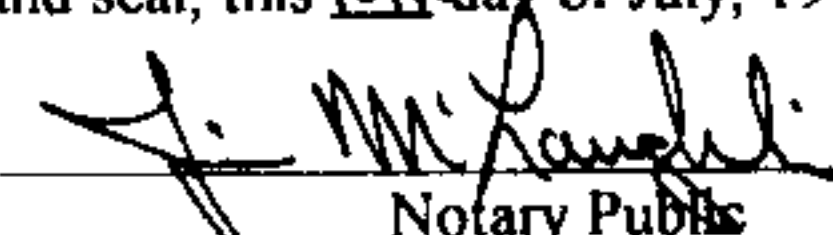
IN WITNESS WHEREOF, Joe L. Tidmore and Charles O. Tidmore have hereto set their signatures and seals this 15th day of July, 1997.


Joe L. Tidmore

Charles O. Tidmore

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joe L. Tidmore, a married man and Charles O. Tidmore, a married man, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me, on this day that, being informed of the contents of such conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 15th day of July, 1997.


Notary Public

[SEAL]

My commission expires:

9/27/99

dfyw/43491/THE HAM COOSA MART

EXHIBIT "A"

Commence at the Northeast corner of the Southeast Quarter of the Southwest Quarter of Section 12, Township 20 South, Range 3 West, Shelby County, Alabama and run thence South 0° 52 minutes 40 seconds East along the East line of the said 1\4-1\4 Section a distance of 918.55 feet to a point; thence run North 62° 54 minutes 15 seconds West a distance of 649.47 feet to a point on the Easterly right of way line of U.S. Highway No. 31; thence run North 27 degrees 05 minutes 45 seconds East along said right of way line a distance of 60.0 feet to the point of beginning of the property being described; thence continue along last described course a distance of 200.00 feet to a point; thence turn a deflection angle of 90° 00 minutes right and run South 62° 54 minutes 15 seconds East a distance of 150.00 feet to a point; thence turn a deflection angle of 90° 00 minutes right and run South 27° 05 minutes 45 seconds West a distance of 200.00 feet to a point; thence turn a deflection angle of 90° 00 minutes right and run North 62° 54 minutes 15 seconds West a distance of 150.00 feet to the point of beginning.

Inst # 1997-22496

07/17/1997-22496
01:59 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 863.50