

Send tax notice to:
Khalil I. M. Alghamdi
3030 Paradise Parkway
Hoover, Alabama 35244

This instrument prepared by:
Charles A. J. Beavers, Jr.
Bradley Arant Rose & White LLP
2001 Park Place, Suite 1400
Birmingham, Alabama 35203-2736

Inst # 1998-02519

STATE OF ALABAMA)
:
SHELBY COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid to AmSouth Bank, as Successor Trustee of the Reese Grantor Trust, created under instrument of trust dated April 26, 1968, recorded in Deed Book 263, page 130, in the Probate Office of Shelby County (as to an undivided one-half interest) and James A. King, Jr., a married man, Carol K. Nolen, a married woman, and Edward R. King, a married man (as to an undivided one-half interest) (collectively, "Grantors") by Khalil I. M. Alghamdi ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do hereby grant, bargain, sell, and convey unto Grantee, subject to the matters hereinafter set forth, the following described real estate situated in Shelby County, Alabama, to-wit:

From the southwest corner of the southeast quarter of the southeast quarter of Section 1, Township 20 South, Range 3 West, run northerly along the west boundary line of the southeast quarter of the southeast quarter of Section 1, Township 20 South, Range 3 West, for 442.13 feet to the point of beginning of the land herein described; thence turn an angle of 90° to the right and run easterly 465.13 feet, more or less, to a point on the west right-of-way line of U.S. 31 Highway; thence turn an angle of 62°26' to the left and run northeasterly along the west right-of-way line of U.S. 31 Highway 848.0 feet; thence turn an angle of 84°19'30" to the left and run northwesterly 1025.35 feet, more or less, to a point on the west boundary line of the northeast quarter of the southeast quarter of Section 1, Township 20 South, Range 3 West; thence run southerly along the west boundary line of the east half of the southeast quarter of Section 1, Township 20 South, Range 3 West, 1313.76 feet, more or less, to the point of beginning. This land

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being a part of the east half of the southeast quarter of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama.

LESS AND EXCEPT two parcels previously conveyed to Alabama Industrial Fabricators, Inc. by deeds recorded in Deed Book 263, page 298, and Deed Book 304, page 493, in the Probate Office of Shelby County, Alabama.

ALSO LESS AND EXCEPT that certain parcel conveyed to Young Men's Christian Association of Birmingham, Alabama, a corporation, by deed recorded in Real Record 276, page 177, in said Probate Office.

The real estate described herein is being sold in its "AS IS" condition, and Grantors make no covenants, warranties or representations as to the condition or state of such real estate whatsoever. Without limitation of the foregoing, Grantors specifically disclaim any express or implied covenants, warranties, or representations (a) as to the past, present or future existence of any toxic substances or hazardous wastes on or under the real estate described herein or the improvements located thereon, (b) as to the compliance by the real estate described herein or the use thereof with any applicable building or zoning codes or other land use regulations, any applicable environmental laws or regulations, or any other applicable laws or regulations, or (c) of fitness for a particular purpose or of habitability of the real estate described herein. Grantee has made or caused to be made such inspections or inquiries as Grantee has deemed necessary to satisfy itself as to the existence or nonexistence of any toxic or hazardous substances or wastes on or under the real estate described herein or the improvements located thereon or as to the past or present use of such real estate and/or improvements.

AmSouth Bank, as Successor Trustee of the Reese Grantor Trust, created under instrument of trust dated April 26, 1968, recorded in Deed Book 263, page 130, in the Probate Office of Shelby County, executes this Deed solely in said representative capacity and expressly limits its liability hereunder to the property now or hereafter held by it in the aforesaid representative capacity.

James A. King, Jr., Carol K. Nolen, and Edward R. King hereby certify that the above described property has never been and does not now constitute the homestead of any of them (as defined by Section 6-10-2, et seq, of the Code of Alabama, 1975).

TO HAVE AND TO HOLD unto Grantee, its successors and assigns forever;
subject, however, to the following:

1. Current ad valorem taxes
2. Transmission line permits to Alabama Power Company as recorded in Deed Book 101, page 511; Deed Book 127, page 303; Deed Book 131, page 455; and Deed Book 171, page 400
3. Existing rights-of-way, encroachments, party walls, building restrictions, zoning, recorded/unrecorded easements, deficiency in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundary lines, or any other matters not of record which would be disclosed by an inspection and survey of the property
4. That certain unrecorded lease to Vista Outdoor Advertising

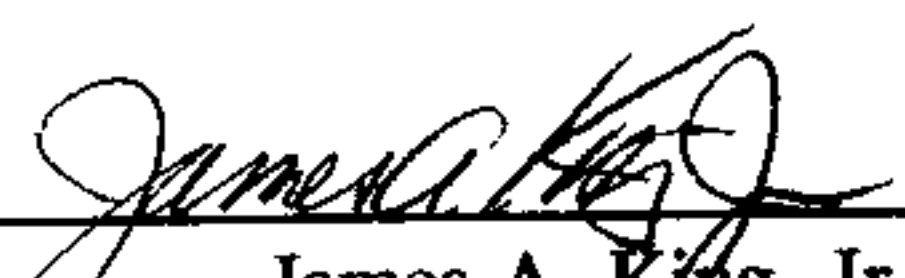
IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals
as of the 21st day of January, 1998.

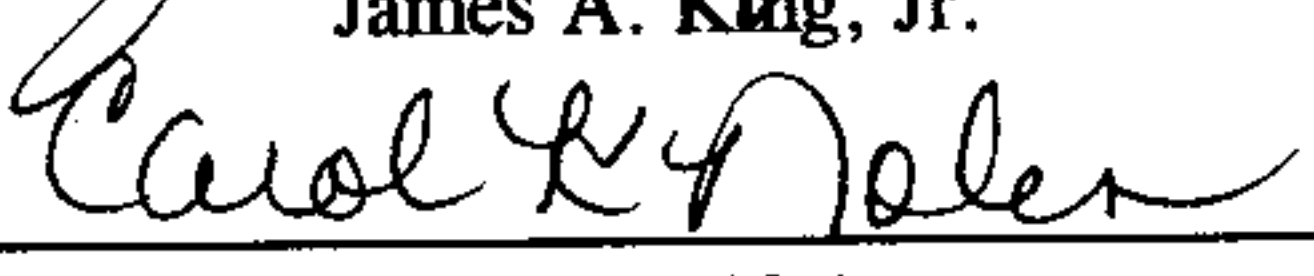
GRANTORS:

AMSOUTH BANK, AS SUCCESSOR TRUSTEE
OF THE REESE GRANTOR TRUST, CREATED
UNDER INSTRUMENT OF TRUST DATED
APRIL 26, 1968, RECORDED IN DEED BOOK
263, PAGE 130, IN THE PROBATE OFFICE OF
SHELBY COUNTY

By:

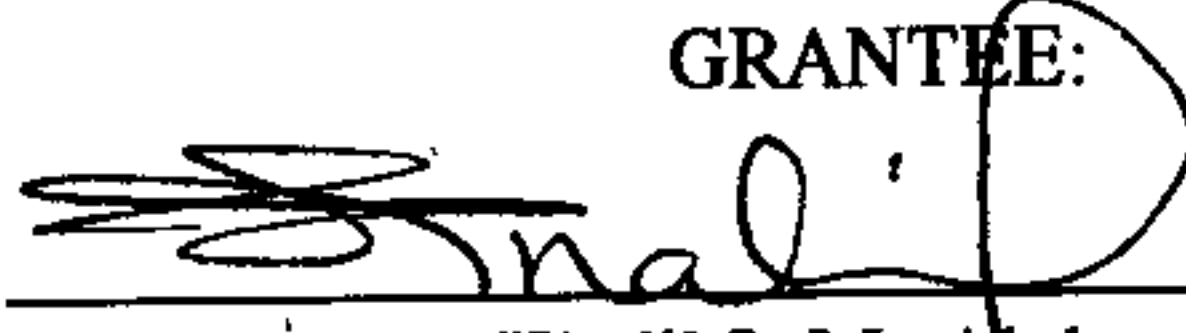

D. A. Ferguson
Its Vice President


James A. King, Jr.

✓ 
Carol K. Nolen


Edward R. King

GRANTEE:


Khalil I. M. Alghamdi

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a notary public in and for said county in said state, hereby certify that D. A. Ferguson, whose name as Vice President of AmSouth Bank, as Successor Trustee of the Reese Grantor Trust, created under instrument of trust dated April 26, 1968, recorded in Deed Book 263, page 130, in the Probate Office of Shelby County, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, acting in its capacity as Trustee as aforesaid.

Given under my hand and official seal this the 21st day of January, 1998.



Notary Public

[NOTARIAL SEAL]

My commission expires: 5/16/98

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a notary public in and for said county in said state, hereby certify that James A. King, Jr., a married man, 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 official seal this the 21st day of January, 1998.

E. Anne Carroll

Notary Public

[NOTARIAL SEAL]

My commission expires: 5/16/98

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Carol K. Nolen, a married woman, 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 official seal this the 20th day of January, 1998.

Gaquelene N. Lawler

Notary Public

[NOTARIAL SEAL]

My commission expires: 1/19/98

STATE OF ALABAMA

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JEFFERSON COUNTY

)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Edward R. King, a married man, 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 official seal this the 21st day of January, 1998.

Edna Canale

Notary Public

[NOTARIAL SEAL]

My commission expires: 5/16/98

STATE OF ALABAMA

)

JEFFERSON COUNTY

)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Khalil I. M. Alghamdi, 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 official seal this the 21st day of January, 1998.

Edna Canale

Notary Public

[NOTARIAL SEAL]

My commission expires: 5/16/98

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