

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

QUITCLAIM DEED

THIS QUITCLAIM DEED is executed and delivered on this 23 day of March 1998 by SHELBY COUNTY, ALABAMA, a political subdivision of the State of Alabama ("Grantor"), in favor of DANIEL OAK MOUNTAIN LIMITED PARTNERSHIP, an Alabama limited partnership ("Grantee").

RECITALS:

Pursuant to Easement dated September 29, 1988 (the "Easement Agreement") and recorded in Book 206, Page 910 in the Office of the Judge of Probate of Shelby County, Alabama, Dantract, Inc., an Alabama corporation ("Dantract"), granted to Grantor a perpetual, non-exclusive right-of-way and easement, sixty (60) feet in width, over, across, through, upon and under certain real property (the "Easement Property") situated in Shelby County, Alabama which is more particularly described in Exhibit A attached hereto and incorporated herein by reference.

Dantract has heretofore transferred, sold and conveyed to Grantee all of Dantract's right, title and interest in the Easement Property and certain other real property situated adjacent to or in close proximity with the Easement Property.

The Easement Agreement provided that the Easement Property was to be used by Grantor to provide ingress and egress from Hugh Daniel Drive to certain real property owned by Grantor (the "Grantor's Property") which was more particularly described in Exhibit One to the Easement Agreement.

Grantor has not utilized in the past and has no plans to utilize in the future the Easement Property for any ingress or egress purposes to the Grantor's Property, as provided in the Easement Agreement.

Grantor and Grantee acknowledge and agree that access to the Grantor's Property has been provided from Hugh Daniel Drive via Village Street, a public roadway.

Grantor desires to transfer and convey to Grantee all of Grantor's right, title and interest in and to the Easement Property and to otherwise acknowledge and agree that the Easement Agreement will, effective as of the date hereof, be terminated, cancelled and null and void.

Inst # 1998-10282

03/24/1998-10282
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SHELBY COUNTY JUDGE OF PROBATE
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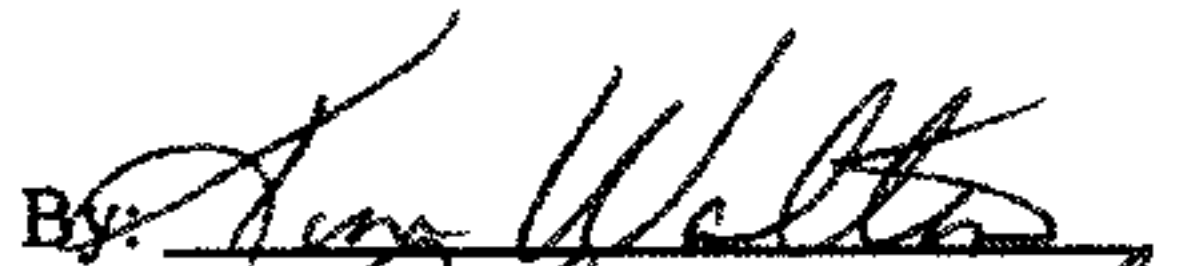
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that, in consideration of the premises, the execution and delivery by Grantee to Grantor of a Utility Easement Agreement of even date herewith (which grants to Grantor certain utility easements under and upon portions of the Easement Property, all as more particularly described in such Utility Easement Agreement) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby REMISE, RELEASE, QUITCLAIM, SELL AND CONVEY unto Grantee all of Grantor's right, title and interest in and to the Easement Property.

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



Grantor and Grantee (who joins in this conveyance for the limited purpose set forth in this paragraph), do hereby acknowledge and agree that the Easement Agreement is hereby cancelled and terminated, deemed null and void and of no further force or effect from and after the date hereof.

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed as of the day and year first above written.

ATTEST:

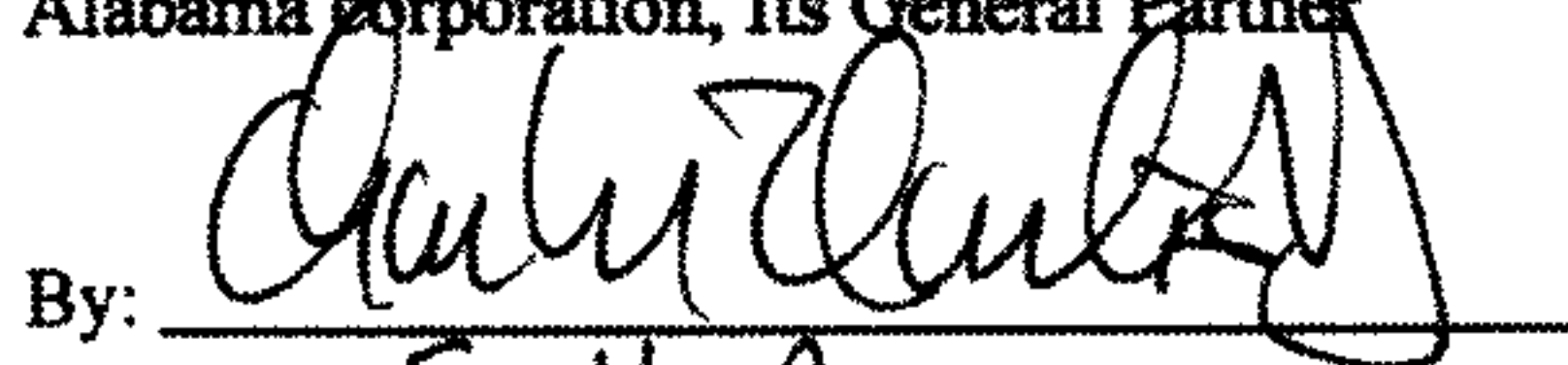
By: 
Its: Notary Public

SHELBY COUNTY, ALABAMA
a political subdivision of the State of Alabama

By: 
Chairman, Shelby County Commission


**DANIEL OAK MOUNTAIN LIMITED
PARTNERSHIP**, an Alabama limited partnership

By: DANIEL REALTY INVESTMENT
CORPORATION - OAK MOUNTAIN, an
Alabama corporation, Its General Partner

By: 
Its: S. V. P.

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Alex DuChateau, whose name as Chairman of the Shelby County Commission, on behalf of Shelby County, Alabama, a political subdivision of the State of Alabama, acknowledged before me that, being informed of the contents of said instrument, __, as such officer and with full authority executed the same voluntarily for and as the act of The Shelby County Commission, on behalf of Shelby County, Alabama.

Given under my hand and official seal this 23 day of March, 1998.

Melinda K. Walton
Notary Public

[NOTARIAL SEAL]

My commission expires: 10-21-2000

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles Cardinale, whose name as Gen. Mgr. of Daniel Realty Investment Corporation- Oak Mountain, an Alabama corporation, as General Partner of Daniel Oak Mountain Limited Partnership, an Alabama limited partnership, 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 said instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of such corporation, in its capacity as General Partner as aforesaid.

Given under my hand and official seal, this the 24th day of March, 1998.

June B. Allen
Notary Public

[NOTARIAL SEAL]

My Commission Expires: Oct. 23, 2000

THIS INSTRUMENT PREPARED BY
AND UPON RECORDING SHOULD BE
RETURNED TO:
Stephen R. Monk, Esq.
Bradley Arant, Rose & White LLP
2001 Park Place North
Suite 1400
Birmingham, Alabama 35203

EXHIBIT A

Commence at the Northeast corner of Section 5, Township 19 South, Range 1 West as per survey by Charley F. Foster (Ala. Reg. No. 8157); run thence South 01 degrees 33 minutes 28 seconds West along the East Line of said Section 5 for 662.13 feet to an iron pipe; run thence North 89 degrees 25 minutes 47 seconds West for 1334.19 feet to an iron pipe; run thence North 01 degrees 31 minutes 43 seconds East for 298.63 feet; run thence North 88 degrees 35 minutes 02 seconds West for 32.87 feet to the point of Beginning, being the center line of said 60 foot easement; run thence North 01 degrees 52 minutes 18 seconds East for 223.61 feet, run thence in a Northwesterly direction along a curve to the left having a radius of 200.00 feet for an arc distance of 214.9 feet; run thence North 59 degrees 41 minutes 36 seconds West for 189.02 feet to the point of curvature of a curve; run thence in a Northwesterly direction along a curve to the right having a radius of 759.06 feet for an arc distance of 200.58 feet; run thence North 44 degrees 33 minutes 10 seconds West for 109.94 feet to the center line of an 80 foot right-of-way as recorded in Real Property Book 301, Pages 799-801 of the Shelby County Probate Records, being the point of ending; containing 1.29 Acres.

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