

THIS DEED IS DONE WITHOUT
BENEFIT OF A TITLE SEARCH

Send Tax Notice to:
Sugar Enterprises, Inc.
2951 Pine Haven Drive
Birmingham, Alabama 35213

STATE OF ALABAMA)
SHELBY COUNTY)

\$55,000.00

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable considerations to the undersigned, **MARY JO M. PHILLIPS**, a married woman; **CHARLES S. PHILLIPS, II**, a married man; **MURRAY M. PHILLIPS**, an unmarried woman; **CHARLES S. PHILLIPS, III**, a married man; **ELIZABETH PHILLIPS SHACKELFORD**, a married woman; **ELIZABETH PHILLIPS SHACKELFORD** as custodian for **CHARLES PHILLIPS GOFF**; **CHARLES S. PHILLIPS, III** as custodian for **ASHLEY ELLISON PHILLIPS**; **ELIZABETH PHILLIPS SHACKELFORD** as custodian for **STEPHANIE RAE GOFF**; **JOSEPH S. BLUESTEIN AND MARY JO M. PHILLIPS**, as trustees of the **TRUST ESTATE "B" GST EXEMPT** (hereinafter referred to as the "Grantors"), in hand paid by **SUGAR ENTERPRISES, L.L.C.** (hereinafter referred to as the "Grantee"), the receipt of which is hereby acknowledged, the said Grantors do by these presents grant, bargain, sell, and convey unto the said Grantee, all of their right, title, and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

See Exhibit "A" attached hereto and made part hereof

This conveyance is made subject to the following:

1. 1998 ad valorem taxes, a lien due and payable October 1, 1998.
2. All recorded mortgages, recorded or unrecorded easements, liens, rights-of way, and other matters of record in the Probate Office of Shelby County, Alabama, together with any deficiencies in quantity of land, discrepancies as to boundary lines, overlaps, etc., which would be disclosed by a true and accurate survey of the property conveyed herein.

NOTE: The property herein conveyed does not constitute the homestead property of the Grantors.

NOTE: The custodians and trustees sign in their representative capacities only and limit their liability hereunder solely to the assets they receive and hold as such representatives.

TO HAVE AND TO HOLD to the said Grantee, and to Grantee's successors and assigns forever.

IN WITNESS WHEREOF, the said Grantors have hereto set their hands and seals on this the 24 day of July, 1998.


Mary Jo M. Phillips

Mr. James M. McNabb's Will is recorded in the Office of the Judge of Probate in St. Clair County as case # P-1936-S

8/30/98
2:06 PM
1998-29042
SHELBY COUNTY JUDGE OF PROBATE
RECEIVED
JUL 29 1998
107420498


Charles S. Phillips, II


Murray M. Phillips


Charles S. Phillips, III


Elizabeth Phillips Shackelford


Elizabeth Phillips Shackelford, as custodian for
Charles Phillips Goff


Charles S. Phillips, III, as custodian for Ashley
Ellison Phillips


Elizabeth Phillips Shackelford, as custodian for
Stephanie Rae Goff

TRUST ESTATE "B" GST EXEMPT


Joseph S. Bluestein, Trustee


Mary Jo M. Phillips, Trustee

STATE OF ALABAMA)
)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **MARY JO M. PHILLIPS**, 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 said instrument, she executed the same for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Julio F. Ladd
NOTARY PUBLIC
My Commission Expires: 10-12-98

STATE OF ALABAMA)
)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **CHARLES S. PHILLIPS, II**, 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 said instrument, he executed the same for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Carrie E. Roberts
NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)
)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **MURRAY M. PHILLIPS**, 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 said instrument, he executed the same for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Carrie E. Roberts
NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **CHARLES S. PHILLIPS, 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 said instrument, he executed the same for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.


NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **ELIZABETH PHILLIPS SHACKELFORD**, 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 said instrument, she executed the same for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.


NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **ELIZABETH PHILLIPS SHACKELFORD**, whose name as Custodian for **CHARLES PHILLIPS GOFF** 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, she executed the same as such custodian and with full authority, for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.


NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)

Jefferson)
COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that CHARLES S. PHILLIPS, III, whose name as Custodian for **ASHLEY ELLISON PHILLIPS** 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 executed the same as such custodian and with full authority, for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Carrie E. Roberts
NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)

Jefferson)
COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that ELIZABETH PHILLIPS SHACKELFORD, whose name as Custodian for **STEPHANIE RAE GOFF** 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, she executed the same as such custodian and with full authority, for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Carrie E. Roberts
NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)

Jefferson)
COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JOSEPH S. BLUESTEIN, whose name as Co-Trustee of the **TRUST ESTATE "B" GST EXEMPT** under Will of J.M. McNabb 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 executed the same as such trustee and with full authority, for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Carrie E. Roberts
NOTARY PUBLIC
My Commission Expires: 11-1-2001

STATE OF ALABAMA)

Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that MARY JO M. PHILLIPS, whose name as Co-Trustee of **TRUST ESTATE "B" GST EXEMPT** under Will of J.M. McNabb 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, she executed the same as such trustee and with full authority, for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 24 day of July, 1998.

Judith F. Todd
NOTARY PUBLIC
My Commission Expires: 10/12/98

This Instrument Prepared By:
Judith F. Todd, Esquire
SIROTE & PERMUTT, P.C.
P. O. Box 55727
Birmingham, Alabama 35255-5727

Exhibit "A"

Legal Description

Begin at the Northwest corner of Section 8, Township 21, Range 1 East and run thence east along the north line of said Section 8 a distance of 922.15 feet to the west line of J.A. Jackson land; thence turn an angle of $47^{\circ}38'$ to the right and run southeasterly along west line of said Jackson property 372.3 feet to the north right of way line of Alabama Highway 25; thence turn an angle of $122^{\circ}14'30''$ to the right and run southwesterly along said north right of way line of said Highway a distance of 1187.4 feet; thence turn an angle of $99^{\circ}38'$ to the right and run north a distance of 483.86 feet to the point of beginning.

Inst # 1998-29042