

Send tax notice to:

Lee Land, Inc.

✓ c/o Parsons, Lee & Juliano, P.C.

2200 AmSouth/Harbert Plaza

1901 6th Avenue North

Birmingham, Alabama 35203

TITLE NOT EXAMINED

This instrument prepared by:

Ralph H. Yeilding

Bradley, Arant, Rose & White

2001 Park Place, Suite 1400

Birmingham, Alabama 35203

(205) 521-8000

STATE OF ALABAMA)

COUNTY OF SHELBY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid to Joseph M. Lee and wife, Linda W. Lee, husband and wife (hereinafter referred to as "Grantors"), by The Lee Land Investment Partnership, L.P., a Delaware limited partnership (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, the Grantors do, by these presents, grant, bargain, sell, and convey unto the Grantee the following described real estate situated in Shelby County, Alabama, to-wit:

Parcel One:

Part of the SE ¼ of the SE ¼ of Section 29, Township 18, Range 1 West, Shelby County, Alabama, described as follows: Begin at the Southwest corner of said Quarter-Quarter Section, thence North on the line 583 feet, thence South 59 degrees 30' East 900 feet to the top of a ridge thence Southwesterly along the top of ridge 792 feet to the South line of said Quarter-Quarter Section, thence West to point of beginning, except that part of the last described tract which lies West of Wyatt Spring Branch. ** The above-described real property is a portion of the real property conveyed to Alta Lee and Della Lee by deed recorded in Deed Book 148, at Page 75, in the Probate Office of Shelby County, Alabama.

Parcel Two:

Commence at NE corner of NE¼ or NW¼ of Section 32, Township 18, Range 1 West from said corner go West along section line 81.5 feet to Ashville-Montevallo Road right-a-way; thence South 25° West 297 feet along said road; thence 82° 30' left 247 feet to Southwest corner of plot #1 -A being on ¼ - ¼ section line; thence North along said ¼ - ¼ section line 389 feet to original point of beginning. Containing 1½ acres more or less.

01/04/1999-00022
10:06 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 HEL 1408.50

Parcel Three:

A part of the SE-¼ of the SE-¼ of Section 29, and a part of the NE-¼ of the NE-¼ of Section 32, all in Township 18, Range 1 West, described as follows: Begin on the East line of Section 32 at a point 495 feet South of the Northeast corner thereof, thence North along the East line of Sections 32 and 29 a distance of 1364 feet to the top of a ridge, thence Southwesterly along the top of the ridge to the North line of Section 32, thence continue along the same course 155 feet, thence South 55 degrees East 812 feet to point of beginning. ** The above-described real property is a portion of the real property conveyed to Alta Lee and Della Lee by deed recorded in Deed Book 148 at Page 75, in the Probate Office of Shelby County, Alabama.

Parcel Four:

Tract Number 1-A, according to the Map and Survey of the property of D. N. Lee Estate as surveyed by W. R. Walker, Surveyor, on August 2nd, 1951, as per map recorded in Map Book 3 at page 315 in the Probate Office of Shelby County, Alabama.

Parcel Five:

Commence at the Northwest corner of the Southwest quarter of the Southeast quarter of Section 29, Township 18 South, Range 1 West, thence South along the West line of said quarter-quarter a distance of 104.74 feet (104.82' deed) an iron pipe found at the point of beginning, thence continue along said line a distance of 215.43 feet to an axle found, thence turn an interior angle of 125°53'37" to the right and in a Southeasterly direction a distance of 312.29 feet to an iron pin set on the Western right-of-way of Alabama Highway 119, also known as Cahaba Valley Road (80° R.O.W.), thence turn an interior angle of 79°00'07" to the right and in a Northeasterly direction along said right-of-way a distance of 255.14 feet to an iron pin set, thence turn an interior angle of 89°58'54" (90°00'00" deed) to the right and in a Northwesterly direction 397.34 feet to the point of beginning. Said parcel lying in and being a part of the Southwest quarter of the Southeast quarter of Section 29, Township 18 South, Range 1 West, Huntsville Meridian, in Shelby County, Alabama, and contains 1.789 acres, more or less and the correct address is 7290 Cahaba Valley Road.

All subject to:

1. Current ad valorem taxes.
2. All mortgages, easements, restrictions, reservations, rights-of-way and conditions of title of record.

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

Linda W. Lee is one and the same person as Linda Lee, Linda Virginia Lee and Linda W. Lee.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this 20th day of December, 1996.

Joseph M. Lee
Joseph M. Lee

Linda W. Lee
Linda W. Lee

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Joseph M. Lee and wife, Linda W. Lee, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 20th day of December, 1996.

Linda L. Armstrong
Notary Public

[NOTARIAL SEAL]

My commission expires 5-5-98

Inst # 1999-00022

01/04/1999-00022
10:06 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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