

630,000

Chesser Property

Send tax notice to:  
The Barber Companies, Inc.  
27 Inverness Center Parkway  
Birmingham, Alabama 35242

This instrument prepared by:  
John E. Hagestration, Jr.  
Bradley Arant Rose & White LLP  
2001 Park Place, Suite 1400  
Birmingham, Alabama 35203-2736

STATE OF ALABAMA )  
:  
SHELBY COUNTY )

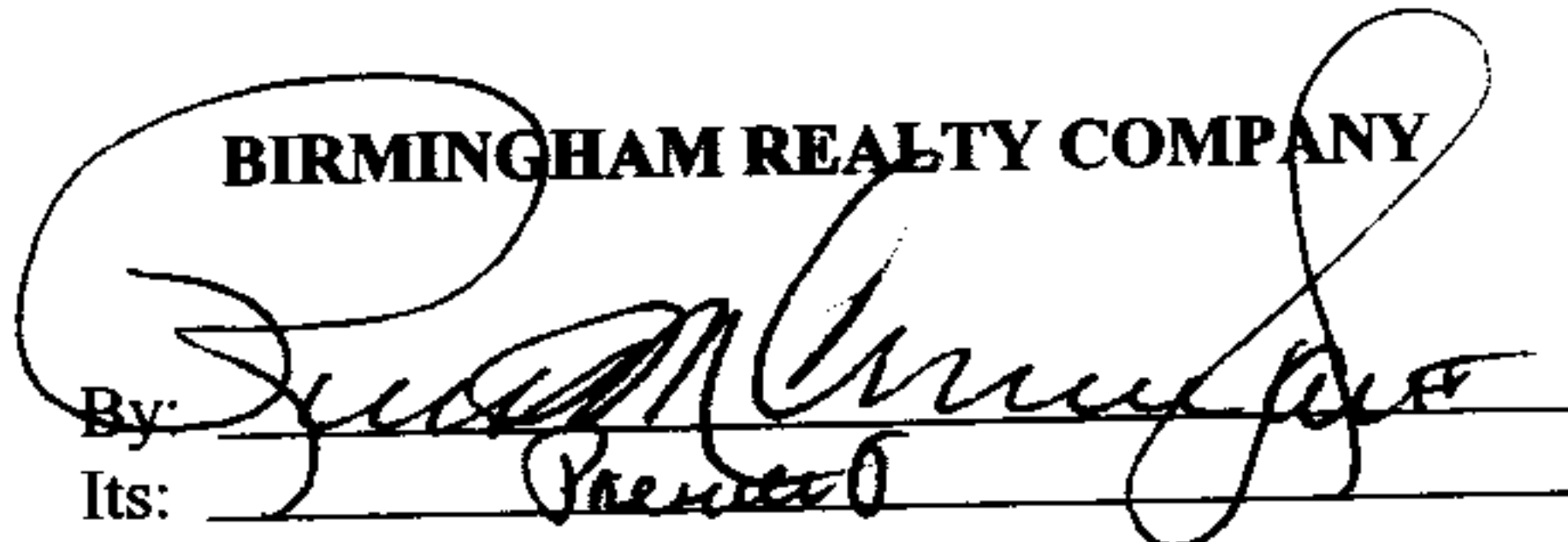
# STATUTORY WARRANTY DEED

## KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid to **BIRMINGHAM REALTY COMPANY**, an Alabama corporation ("Grantor") by **THE BARBER COMPANIES, INC.**, an Alabama corporation ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby grant, bargain, sell, and convey unto Grantee, subject to the matters hereinafter set forth, the real estate situated in Shelby County, Alabama, more particularly described on Exhibit A attached hereto and made a part hereof.

**TO HAVE AND TO HOLD** unto Grantee, its successors and assigns forever; subject, however, to the matters listed on Exhibit B attached hereto and made a part hereof.

**IN WITNESS WHEREOF**, Grantor has caused these presents to be executed for and in its corporate name by its duly authorized officer on or as of the 3<sup>rd</sup> day of February, 1999.

**BIRMINGHAM REALTY COMPANY**  
By:   
Its: President

02/05/1999-05139  
09:44 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
004 NKS 646.00

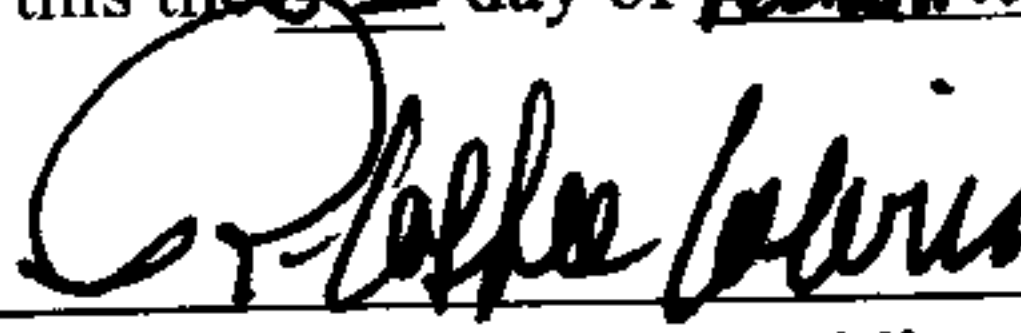
Inst # 1999-05139

STATE OF ALABAMA )

COUNTY OF JEFFERSON )

I, the undersigned, a notary public in and for said county in said state, hereby certify that Russell M. Cunningham, III, whose name as President of Birmingham Realty Company, an Alabama corporation, 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.

Given under my hand and official seal this the 3<sup>rd</sup> day of February, 1999.



Notary Public

[NOTARIAL SEAL]

My commission expires: 8/13/99

## EXHIBIT A

### Legal Description

#### Parcel I

A parcel of land situated in the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama, described as follows:

Commencing at the SE corner of the SW $\frac{1}{4}$  of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama; thence North 9 degrees 29 minutes 40 seconds West a distance of 2092.25 feet to the North right of way line of U.S. Highway No. 280; thence North 10 degrees 37 minutes 04 seconds West a distance of 270.99 feet to the South right of way line of Shelby County Road No. 280; thence South 77 degrees 07 minutes 37 seconds West along said road right of way line for a distance of 150.19 feet to the point of beginning; thence South 77 degrees 05 minutes 57 seconds West along said road right of way line for a distance of 312.20 feet; thence South 10 degrees 38 minutes 05 seconds East a distance of 252.64 feet to the North right of way line of U.S. Highway No. 280; thence North 79 degrees 22 minutes 56 seconds East along said highway right of way line for a distance of 311.99 feet; thence North 10 degrees 38 minutes 27 seconds West a distance of 265.08 feet to the point of beginning; being situated in Shelby County, Alabama.

#### Parcel II

A parcel of land situated in the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama, described as follows:

Commencing at the SE corner of the SW $\frac{1}{4}$  of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama; thence North 9 degrees 29 minutes 40 seconds West a distance of 2092.25 feet to the north right of way line of U.S. Highway No. 280 for the point of beginning; thence North 10 degrees 37 minutes 04 seconds West a distance of 270.99 feet to the South right of way line of Shelby County Road No. 280; thence South 77 degrees 07 minutes 37 seconds West along said road right of way line for a distance of 150.19 feet; thence South 10 degrees 38 minutes 27 seconds East a distance of 265.08 feet to the North right of way line of U.S. Highway No. 280; thence North 79 degrees 22 minutes 56 seconds East along said highway right of way line for a distance of 149.97 feet to the point of beginning; being a part of the NE $\frac{1}{4}$  of SW $\frac{1}{4}$  of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama.

## EXHIBIT B

### Permitted Encumbrances

1. Ad valorem taxes for the year 1999 and subsequent years.
2. Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 218, page 641, Deed Book 102, page 138, Real 44, page 78, Deed Book 104, page 525 and Deed Book 220, page 335 in the Probate Office of Shelby County, Alabama.
3. Rights-of-Way(s) granted to South Central Bell by instrument(s) recorded in Deed Book 320, page 931 and Deed Book 336, page 230 in said Probate Office.
4. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 13, page 180 in said Probate Office.

Inst # 1999-05139

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