

THIS INSTRUMENT PREPARED BY:  
James J. Odom, Jr.  
P.O. Box 11244  
Birmingham, AL 35202-1244

SEND TAX NOTICE TO:  
Interstate Restaurant Investors, LLP  
Southmark Properties, LLC  
c/o Crest Realty - 162 Cahaba Valley Rd.  
Pelham, AL 35124

STATE OF ALABAMA )  
COUNTY OF SHELBY )

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of One Hundred Seventy-Eight Thousand Five Hundred and No/100 Dollars (\$178,500.00), and other good and valuable consideration, paid to the undersigned grantor, Jerry W. Busby, a married man ("Grantor"), by Interstate Restaurant Investors, LLP and Southmark Properties, LLC ("Grantees"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto the Grantees the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:

**SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.**

**SUBJECT TO:** (1) Current taxes; (2) Right(s)-of-Way(s) granted to Colonial Pipe Line by instrument(s) recorded in Deed Book 311, at Page 982, in Probate Office.

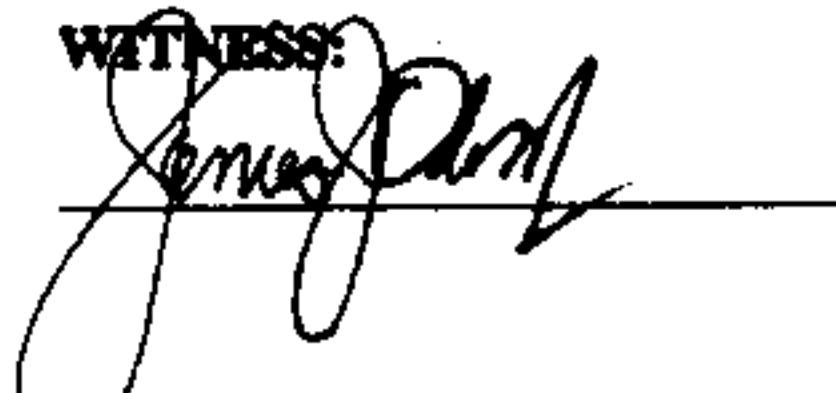
This property does not constitute the homestead of the Grantor herein.

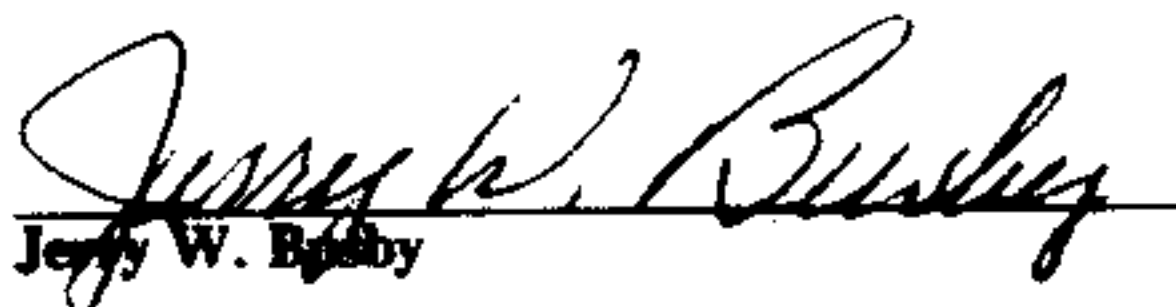
**TO HAVE AND TO HOLD** to the Grantees, their successors and assigns forever.

And Grantor does for himself, his heirs and assigns, covenant with Grantees, their successors and assigns, that he is lawfully seized in fee simple of the Premises; that the Premises are free from all encumbrances, except as noted above; that Grantor has a good right to sell and convey the Premises as aforesaid; that Grantor will, and his heirs and assigns shall, warrant and defend the same to the Grantees, their successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has executed this conveyance on this the 5<sup>th</sup> day of October, 1999.

WITNESS:



  
Jerry W. Busby

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jerry W. Busby, a married man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 5<sup>th</sup> day of October, 1999.

  
Notary Public

My Commission Expires: July 14 2003

10/08/1999-41913  
08:43 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 WIS 189.50

Inst # 1999-41913

Cahaba Title, Inc.  
1900 Indian Lake Drive  
Birmingham, AL 35244

**EXHIBIT "A"**

A parcel of land located in the NW 1/4 of Section 24, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the NW corner of Section 24, Township 20 South, Range 3 West, Shelby County, Alabama; thence South 87 deg. 46 min. East along the North boundary line of said Section 24 a distance of 1669.02 feet (Map); thence South 18 deg. 40 min. West a distance of 190.46 feet (Map); thence South 11 deg. 40 min. West a distance of 369.40 feet (Map); thence North 81 deg. 15 min. East a distance of 37.50 feet (Map); thence South 13 deg. 32 min. 48 sec. West a distance of 75.45 feet (75.00 feet Map) to the point of beginning; thence South 81 deg. 15 min. West a distance of 37.50 feet (Map); thence South 11 deg. 51 min. 37 sec. West a distance of 209.97 feet (209.87 feet Map); thence South 80 deg. 34 min. 25 sec. East a distance of 326.54 feet to a point lying on the Westerly right of way line of Shelby County Road No. 33 (80 foot right of way); thence North 17 deg. 04 min. 54 sec. East along said right of way line a distance of 11.60 feet; thence North 14 deg. 26 min. 26 sec. East and continuing along said right of way line a distance of 134.61 feet; thence North 14 deg. 35 min. 24 sec. East and continuing along said right of way line a distance of 136.71 feet; thence North 12 deg. 43 min. 00 sec. East and continuing along said right of way line a distance of 41.58 feet; thence South 81 deg. 15 min. 00 sec. West and leaving said right of way line a distance of 363.78 feet to the point of beginning; being situated in Shelby County, Alabama.

*and of description*

Please Return To:  
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1200 Indian Lake Drive  
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