

This Instrument was prepared by:

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Send Tax Notice to:

HARCO, INC.
C/O RITE AID CORPORATION
20 HUNTER LANE
CAMP HILL, PA 17011

STATE OF ALABAMA)

SHELBY COUNTY)

STATUTORY WARRANTY DEED

Know All Men by These Presents: That in consideration of EIGHT HUNDRED FIFTY THOUSAND AND NO/100THS (\$850,000.00) DOLLARS and other good and valuable consideration to the undersigned GRANTOR, NOM PELHAM, LTD., AN ALABAMA LIMITED PARTNERSHIP, in hand paid by HARCO, INC., AN ALABAMA CORPORATION, GRANTEE herein, the receipt of which is hereby acknowledged, GRANTOR does by these presents, grant, bargain, sell and convey unto the GRANTEE the following described real estate, situated in SHELBY County, Alabama, to-wit:

A PARCEL OF LAND SITUATED IN THE SE ¼ OF THE NW ¼, AND THE SW ¼ OF THE NW ¼ OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 3 WEST, SHELBY COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SE CORNER OF THE SAID SE ¼ OF THE NW ¼; THENCE RUN IN A SOUTHWESTERLY DIRECTION ALONG THE SOUTH BOUNDARY OF THE SAID SE ¼ OF THE NW ¼ A DISTANCE OF 1231.25 FEET; THENCE TURN AN ANGLE OF 104 DEG. 15 MIN. 45 SEC. TO THE RIGHT AND RUN IN A NORTHERLY DIRECTION DISTANCE OF 427.01 FEET TO THE POINT OF BEGINNING; THENCE IN THE SAME NORTHERLY DIRECTION A DISTANCE OF 177.68 FEET; THENCE TURN AN ANGLE OF 92 DEG. 51 MIN. 03 SEC. TO THE LEFT AND RUN IN A SOUTHWESTERLY DIRECTION A DISTANCE OF 320.28 FEET TO THE NORTHEAST CORNER OF U.S. HIGHWAY 31 RIGHT OF WAY; THENCE TURN AN ANGLE OF 86 DEG. 44 MIN. 47 SEC. TO THE LEFT AND RUN SOUTHERLY ALONG SAID RIGHT OF WAY A DISTANCE OF 159.67 FEET TO THE SOUTHEAST CORNER OF SAID RIGHT OF WAY; THENCE TURN AN ANGLE OF 90 DEG. 01 MIN. 49 SEC. TO THE LEFT AND RUN IN AN EASTERLY DIRECTION A DISTANCE OF 321.01 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. ANY PRIOR RESERVATION OR CONVEYANCE, TOGETHER WITH RELEASE OF DAMAGES OF MINERALS OF EVERY KIND AND CHARACTER, INCLUDING, BUT NOT LIMITED TO GAS, OIL, SAND, AND GRAVEL IN, ON AND UNDER SUBJECT PROPERTY.
2. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 1999 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2000.
3. TRANSMISSION LINE PERMIT (S) TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT (S) RECORDED IN DEED BOOK 108 PAGE 337 AND DEED BOOK 102 PAGES 200 AND 202 IN PROBATE OFFICE. Inst. # 1999-45038

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4. RIGHT (S)-OF-WAY (S) GRANTED TO SHELBY COUNTY BY INSTRUMENT (S) RECORDED IN DEED BOOK 157 PAGE 440 AND DEED BOOK 102 PAGE 437 TN. PROBATE OFFICE.
5. LESS AND EXCEPT ANY PART OF THE LAND LYING WITHIN ROAD RIGHT OF WAY.
6. ENCROACHMENT OF FENCE OFF OF THE LAND ON THE NORTH SIDE AS SHOWN ON SURVEY BY JOHN P. STRENGTH, DATED APRIL 9, 1999.
7. LOCATION OF STORM DRAIN EASEMENT, MANHOLES, AND CURBING AS SHOWN ON THE SURVEY BY JOHN P. STRENGTH, DATED APRIL 9, 1999.

To have and to hold the said GRANTEE forever.

IN WITNESS WHEREOF, the said GRANTOR, NOM PELHAM, LTD., AN ALABAMA LIMITED PARTNERSHIP, by its duly authorized General Partner, CORPORATE GENERAL, INC. an Alabama corporation has hereunto set its signature and seal, this the 13th day of OCTOBER, 1999.

NOM PELHAM, LTD

CORPORATE GENERAL, INC.
GENERAL PARTNER

By: [Signature]

Vice President

Its: _____

STATE OF TENNESSEE)
DAVIDSON COUNTY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Mark McDonald, whose name as Vice President of CORPORATE GENERAL, INC., an Alabama corporation and the sole general partner in NOM PELHAM, LTD., 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 the above and foregoing instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, acting in its capacity as general partner of said limited partnership, on the day the same bears date.

Given under my hand and official seal of office this the 13th day of OCTOBER, 1999.

[Signature]
Notary Public

My Commission Expires: 7/27/2002

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SHELBY COUNTY JUDGE OF PROBATE
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