

SEND TAX NOTICE TO:

(Name) Walter Cornelius
 (Address) 1101 Dunnavant Valley Road
Birmingham, AL 35242

**20,000⁰⁰ value*

This instrument was prepared by
 (Name) Walter Cornelius, Attorney at Law

(Address) 1101 Dunnavant Valley Road, Birmingham, AL 35242

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

That in consideration of One hundred thirty-five dollars (\$135) and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Walter Cornelius and wife, Lenora B. Cornelius, and Eugenia C. Clemore, a single woman,

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Birch Creek Development Company, Inc.

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

All that part of the NW 1/4 of the NE 1/4 of Section 16, Township 19 South, Range 1 West, lying on the west side of the paved Dunnavant Public Road known as Shelby County Highway 41, less and except one acre conveyed to Lawrence Neal Wright by that certain warranty deed recorded in Book 328, page 989, in the Probate Office of Shelby County, Alabama; less and except also the one acre conveyed to Virginia Holliman Cornelius by that certain warranty deed recorded in Instrument #1993-01174 in the said Probate Office; less and except also the one acre conveyed to Carol Cornelius Morton by Instrument #1996-19878 in said Probate Office; the parcel herein conveyed contains 27 acres, more or less. Minerals and miningrights excepted.

Subject to the right-of-way of Shelby County Highway 41, as the same now exists, and to all easements of record.

01/07/2000-00846
 02:27 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 WMS 29.50

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 1th day of September, 1999.

(Seal)

(Seal)

(Seal)

Walter Cornelius (Seal)
Walter Cornelius
Lenora B. Cornelius (Seal)
Lenora B. Cornelius
Eugenia C. Clemore (Seal)
Eugenia C. Clemore

STATE OF ALABAMA

General Acknowledgment

Shelby COUNTY

I, Karin C Norred, a Notary Public in and for said County, in said State, hereby certify that Walter Cornelius and wife, Lenora B. Cornelius, and Eugenia C. Clemore, a single woman whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of September, 1999.
 My Commission Expires: SEPTEMBER 1, 2001
Karin C Norred

Inst # 2000-00846