

**SEND TAX NOTICES TO:**  
**EXPRESS WASH, INC.**  
1913 Lakeland Trail  
Helena, Alabama, 35080

**WARRANTY DEED**

**STATE OF ALABAMA**  
**COUNTY OF SHELBY**

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of One Hundred Twenty Thousand and 00/100 Dollars (\$120,000.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, **DOYAL CONSTRUCTION COMPANY, INC.**, a corporation (herein referred to as "Grantor"), hereby grants bargains, sells, and conveys unto **EXPRESS WASH, INC.** (herein referred to as "Grantee"), the real estate situated in Shelby County, Alabama, and described on Exhibit "A" attached hereto and incorporated herein by this reference.

[A portion of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.]

**TO HAVE AND TO HOLD** the described premises to Grantee, its successors and assigns forever.

**AND THE GRANTOR** does for itself, and its successors and assigns, covenant with said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted on Exhibit "A", that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and its successors and assigns shall warrant and defend same to said Grantee, its successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the Grantor has signed and sealed this Deed on the 4 day of February, 2000.

**DOYAL CONSTRUCTION COMPANY, INC.**

BY: \_\_\_\_\_

(Its \_\_\_\_\_)

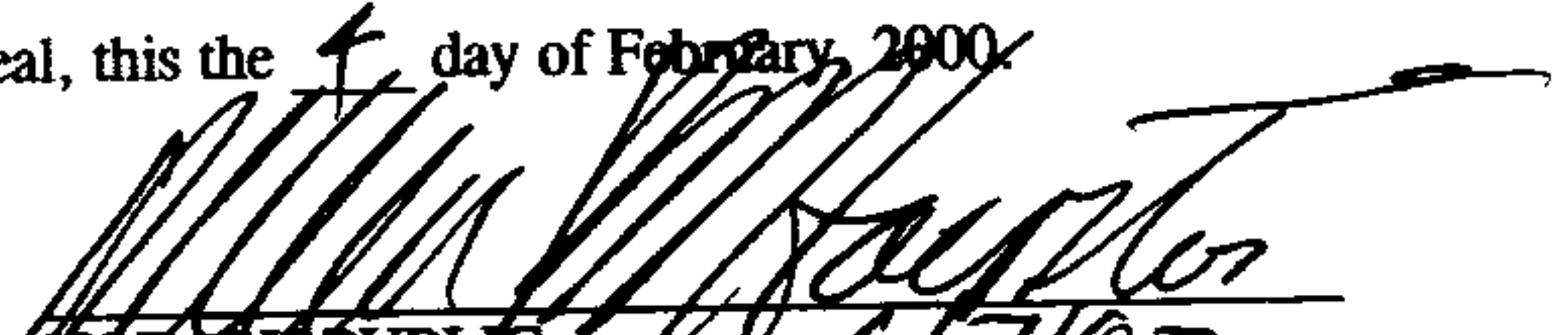
[Acknowledgement on Next Page]

Inst # 2000-03862

STATE OF ALABAMA    )  
JEFFERSON COUNTY    )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas R. Doyal, whose name as President of DOYAL CONSTRUCTION COMPANY, INC., a 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 said instrument, he/she, as such officer, and with full authority, executed the same voluntarily, as an act of said corporation, acting in his/her capacity as aforesaid.

Given under my hand and official seal, this the 4 day of February, 2000.

  
NOTARY PUBLIC  
My Commission Expires: 6/7/03

THIS INSTRUMENT PREPARED BY AND AFTER  
RECORDATION SHOULD BE RETURNED TO:

William B. Hairston III  
Engel, Hairston, & Johanson P.C.  
P.O. Box 370027  
Birmingham, AL 35237  
(205) 328-4600

**EXHIBIT "A"**

**TO**

**WARRANTY DEED  
AFFIDAVIT AND INDEMNITY  
NON-FOREIGN AFFIDAVIT**

Grantor: DOYAL CONSTRUCTION COMPANY, INC.  
Grantee: EXPRESS WASH, INC.

A parcel of land located in the NW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 36, Township 19 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:

Commence at the SE corner of said NW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of said Section 36, said point being the point of beginning; thence run West along said  $\frac{1}{4}$  line 129.8 feet, more or less to the East right of way of Alabama Highway 261, thence run Northerly along said right of way 496.30 feet, more or less, to the East line of said  $\frac{1}{4}$  -  $\frac{1}{4}$  Section; thence run South along said  $\frac{1}{4}$  line 480.53 feet, more or less to the point of beginning.

**SUBJECT TO:** i) taxes and assessments for 2000, a lien but not yet payable; and ii) coal, oil, gas and mineral and mining rights which are not owned by Grantor.

Exa.doc 2/4/00 11:41AM

Inst # 2000-03862  
02/07/2000-03862  
11:20 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 WMS 14.50