

Send Tax Notice To:

McMahon Highlands, LLC  
c/o Larry Clayton  
Post Office Box 723  
Helena, Alabama 35080

STATE OF ALABAMA )

SHELBY COUNTY )

**STATUTORY WARRANTY DEED**

**THIS IS A STATUTORY WARRANTY DEED** executed and delivered this 17<sup>th</sup> day of April, 2000, by **SHELBY SPRINGS, LLC**, an Alabama limited liability company (hereinafter referred to as the "Grantor"), to **McMAHON HIGHLANDS, LLC**, an Alabama limited liability company (hereinafter referred to as the "Grantee").

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of the sum of One Hundred and No/100 Dollars (\$100.00) in hand paid by Grantee to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantor, the 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 located in the N1/2-SE1/4, the S1/2-NE1/4 and the SE1/4-NW1/4 of Section 12, Township 22 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Beginning at the Southwest corner of the NW1/4-SE1/4 of said Section 12, said point being the POINT OF BEGINNING; thence N00°16'16"E, a distance of 1,325.60'; thence N88°45'21"W, a distance of 1,319.43'; thence N00°12'01"E, a distance of 1,320.19'; thence S89°26'00"E, a distance of 1,344.63'; thence S89°07'21"E, a distance of 2,651.96'; thence S00°41'00"E, a distance of 62.52' to the northerly Right of Way line of State Hwy #25 and a point on a curve to the right, having a radius of 1791.0, a central angle of 18°47'31", and subtended by a chord which bears S38°45'44"W a chord distance of 584.82; thence along the arc of said curve and said Right of Way line a distance of 587.45' to the end of said curve; thence S48°09'30"W, along said Right of Way line, a distance of 1,793.24' to the beginning of curve to the left having a radius of 17,145.16', a central angle of 3°18'49" and subtended by a chord which bears S46°30'06"W a chord distance of 991.42'; thence along the arc of said curve and said Right of Way line, a distance of 991.56'; thence S44°50'41"W, along said Right of Way line a distance

04/19/2000-12895  
11:19 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 HNS 587.00

Inst # 2000-12895

of 314.86'; thence leaving said Right of Way line, S89°54'10"W, a distance of 45.42' to the POINT OF BEGINNING.

TOGETHER WITH all appurtenances thereto belonging or in anywise appertaining and all right, title and interest of Grantor in and to any and all roads, alleys and ways bounding said premises.

This conveyance is subject to the following:

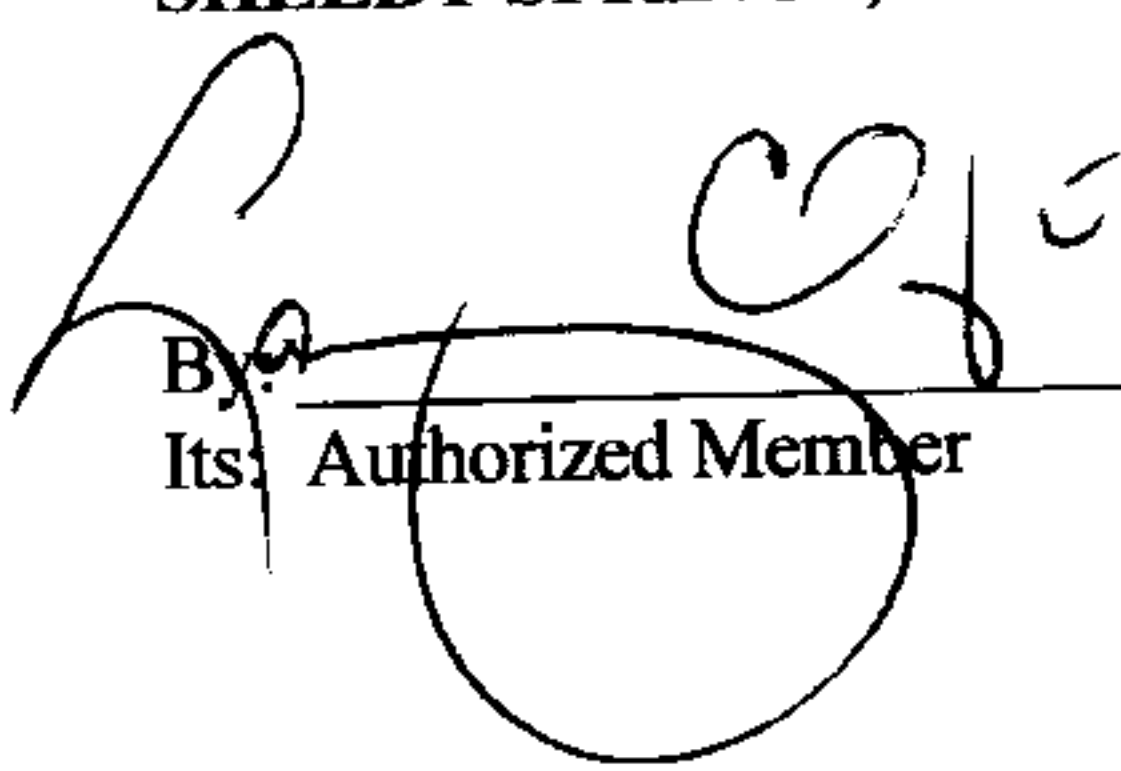
1. Ad valorem taxes for tax year 2000;
2. Any and all easements, restrictions and rights of way of record,

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

The Grantor hereby covenants and agrees with Grantee, its successors and assigns, that the Grantor, its successors and assigns, will warrant and defend the above-described real estate against the lawful claims (unless otherwise noted above) of all persons claiming by, through or under the Grantor, but not further or otherwise.

**IN WITNESS WHEREOF**, the Grantor has caused this Statutory Warranty Deed to be executed by Larry Clayton, the Authorized Member, who is duly authorized hereunto, on this 17 day of April, 2000.

**SHELBY SPRINGS, LLC**

By   
Its: Authorized Member

STATE OF ALABAMA )

SHELBY COUNTY 5

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Larry Clayton**, whose name as Authorized Member of Shelby Springs, LLC, a corporation, is signed to the foregoing Warranty Deed and who is known to me, acknowledged before me on this day that, being informed of the contents of the Warranty Deed, he, in his capacity as such officer and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand this the 17<sup>th</sup> day of April, 2000.



Notary Public

My Commission Expires: 4-19-2003

THIS INSTRUMENT PREPARED BY:

Chervis Isom  
Berkowitz, Lefkovits, Isom & Kushner  
420 North 20<sup>th</sup> Street, Suite 1600  
Birmingham, Alabama 35203-5202

Inst # 2000-12895

04/19/2000-12895

11:19 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
003 HRS 587.00