

Send tax notice to:
Alabaster Realty, LLC
224 1st Street North
Alabaster, Alabama 35007

STATE OF ALABAMA)
)
SHELBY COUNTY)

21230000

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by ALABASTER REALTY, LLC, an Alabama limited liability company (the "Grantee"), to THOMAS D. WEBER AND THOMAS L. FRANCAVILLA, individuals (the "Grantor"), receipt whereof is hereby acknowledged, the Grantor does hereby grant, bargain, sell and convey unto the Grantee that certain real property lying and being situated in Shelby County, Alabama as more particularly described on Exhibit A hereto (the "Property").

TO HAVE AND TO HOLD unto the Grantee, and the Grantee's successors and assigns, forever.

It is expressly understood and agreed that this General Warranty Deed is made subject to the following (the "Exceptions"):

1. Taxes and assessments for the year 2000, and subsequent years.
2. Right of Way granted to Alabama Power Company by instrument recorded in Volume 328, page 955; Volume 138, page 84; Volume 192, page 496; Volume 60, Page 66; Volume 57, page 379; Volume 48, page 617 and Volume 113, page 320, in the Probate Office of Shelby County, Alabama.
3. Mineral and mining rights and rights incident thereto recorded in Instrument 1994-12067, in the Probate Office of Shelby County, Alabama.
4. Less and except any part of subject property lying within a road right of way.

And the Grantor, for the Grantor, and their heirs and assigns, covenants with the Grantee, and its successors and assigns, that the Grantor is lawfully seized in fee simple of said Property; that said Property is free from all encumbrances except for the Exceptions; that the Grantor has a good right to sell and convey the same as aforesaid; that the Grantor, and their heirs and assigns, shall warrant and defend the same to the Grantee, and its successors and assigns, forever against the lawful claims and demands of all persons other than persons claiming under the Exceptions.

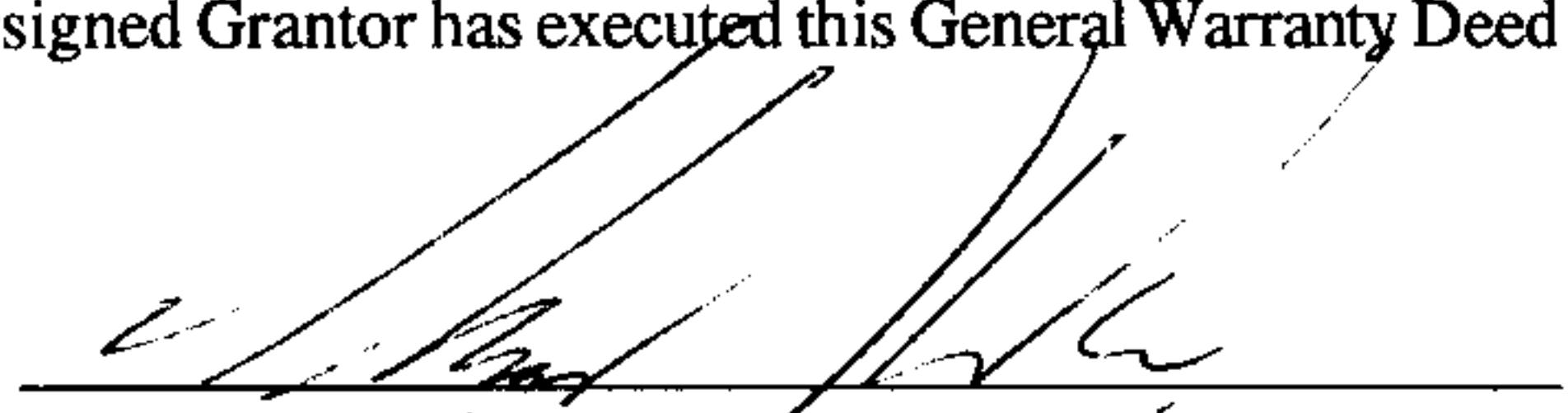
The property does not constitute the homestead or residence of the Grantor.

00620096.1

11/02/2000-38024
09:18 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 MMB 21.00

Inst # 2000-38024

IN WITNESS WHEREOF, the undersigned Grantor has executed this General Warranty Deed
on the 31 day of October, 2000.



Thomas D. Weber

Thomas L. Francavilla

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Thomas D. Weber, an individual, 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 executed the same voluntarily.

Given under my hand and official seal, this 31st day of October, 2000.



Notary Public

[AFFIX SEAL]

My Commission Expires: MY COMMISSION EXPIRES JULY 20, 2001

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Thomas L. Francavilla, an individual, 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 executed the same voluntarily.

Given under my hand and official seal, this 31st day of October, 2000.



Notary Public

[AFFIX SEAL]

My Commission Expires: MY COMMISSION EXPIRES JULY 20, 2001

This instrument prepared by:
Thomas C. Clark III
MAYNARD, COOPER & GALE, P.C.
1901 Sixth Avenue North
2400 AmSouth/Harbert Plaza
Birmingham, Alabama 35203-2602
(205) 254-1000

EXHIBIT A

(Legal Description)

PARCEL I:

Part of Lots 12 and 13 and 14, Block 2, of Nickerson-Scott Survey, as recorded in Map Book 3, page 34, in the Probate Office of Shelby County, Alabama.

ALSO, a parcel of land situated in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Begin at a point on the Easterly right of way of U.S. Highway 31, also known as Montgomery Highway and First Street, said point being on the Southerly line of said Lot 12, Block 2 of said Nickerson-Scott Survey and run in an Easterly direction along the Southerly line of said Lot 12 and a projection thereof for a distance of 262.73 feet; thence turn an angle to the left of $90^{\circ}03'16''$ and run in a Northerly direction for a distance of 149.91 feet; thence turn an angle to the left of $89^{\circ}56'44''$ and run in a Westerly direction along a line, which is a projection of the Northerly line of said Lot 14, Block 2, of said Nickerson-Scott Survey, and along said Northerly line of said Lot 14 for a distance of 262.55 feet to a point on said Easterly right of way of U.S. Highway 31 (Montgomery Highway, First Street); thence turn an angle to the left of $89^{\circ}59'08''$ and run in a Southerly direction along said right of way for a distance of 149.91 feet to the point of beginning.

PARCEL II:

Part of Lots 15, 16 and 17, Block 2 of Nickerson-Scott Survey, as recorded in Map Book 3, page 34, in the Probate Office of Shelby County, Alabama.

ALSO, a parcel of land situated in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Begin at a point on the Easterly right of way of U.S. Highway 31, also known as Montgomery Highway and First Street, said point being on the Southerly line of said Lot 15, Block 2 of said Nickerson-Scott Survey, and run in an Easterly direction along the Southerly line of said Lot 15, and a projection thereof for a distance of 262.55 feet; thence turn an angle to the left of $90^{\circ}03'16''$ and run in a Northerly direction for a distance of 50.37 feet; thence turn an angle to the left of $90^{\circ}02'51''$ and run in a Westerly direction along a line which is a projection of the Northerly line of said Lot 15 for a distance of 100.08 feet to the Northeast corner of said Lot 15; thence turn an angle to the right of $89^{\circ}59'56''$ and run in a Northerly direction along the Easterly line of said Lots 16 and 17, Block 2 of said Nickerson-Scott Survey for a distance of 60.02 feet; thence turn an angle to the left of $89^{\circ}58'10''$ and run in a Westerly direction for a distance of 162.29 feet to a point on said Easterly right of way of U.S. Highway 31 (Montgomery Highway, First Street); thence turn an angle to the left of $89^{\circ}54'47''$ and run in a Southerly direction along said right of way for a distance of 110.00 feet to the point of beginning.

All situated in Shelby County, Alabama.

Inst # 2000-38024

11/02/2000-38024
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21.00