

QUITCLAIM DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Two Hundred Fifty Nine and No/100 Dollars (\$259.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the undersigned, **BILL CLECKLEY CONSTRUCTION & FRAMING, INC., WESLEY W. FORTNER, III and wife, MORONICA FORTNER**, referred to as "Grantor"), hereby remises, releases, quit claims, grants, sells, and conveys unto **OLD SOUTH BUILDERS, INC.**, (herein referred to as "Grantee"), all Grantor's right, title interest and claim in or to the following described real estate situated in Shelby County, Alabama, to wit:

The property described on Exhibit A attached hereto and incorporated herein by this reference.

Subject to all easements, restrictions, rights of way and covenants; taxes for 2001 and subsequent years, not yet due and payable.

TO HAVE AND TO HOLD to said Grantee forever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 8th of January, 2001.

BILL CLECKLEY CONSTRUCTION & FRAMING, INC.

BY: Bill Cleckley

(GRANTOR) **BILL CLECKLEY**
ITS PRESIDENT

Wesley W. Fortner, III
WESLEY W. FORTNER, III

Moronica Fortner
MORONICA FORTNER

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bill Cleckley, whose name as President of Bill Cleckley Construction, Inc., 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, as such Officer, and with full authority, executed the same voluntarily, as an act of said corporation.

Given under my hand and official seal, this 8th day of January, 2001.

Anne R. Strickland
NOTARY PUBLIC Anne R. Strickland
My Commission Expires: 5/11/01

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Wesley W. Fortner, III & Moronica Fortner, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of this instrument, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 8th day of January, 2001.

Anne R. Strickland
NOTARY PUBLIC Anne R. Strickland
My Commission Expires: 5/11/01

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

ANNE R. STRICKLAND, ATTORNEY AT LAW
5330 STADIUM TRACE PARKWAY
SUITE 250
BIRMINGHAM, AL 35244

Inst # 2001-00954

01/10/2001-00954
11:49 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 16.90

EXHIBIT A

THAT CERTAIN PROPERTY DESCRIBED AS FOLLOWS:

BEGIN AT THE COMMON FRONT LOT CORNER OF LOT 130 AND LOT 131, LAKE FOREST, FIRST SECTOR, AS RECORDED IN MAP BOOK 24 PAGE 62, SHELBY COUNTY, ALABAMA; THENCE RUN NORTHWESTERLY ALONG SAID COMMON LOT LINE FOR A DISTANCE OF 40.00 FEET TO A POINT; THENCE TURN AN ANGLE TO THE RIGHT OF 167 DEG. 16 MIN. 58 SEC. AND RUN SOUTHEASTERLY FOR 40.88 FEET, MORE OR LESS, TO A POINT ON THE WESTERLY RIGHT OF WAY OF SUGARBERRY DRIVE, SAID POINT BEING ON A CURVE HAVING A RADIUS OF 325.00 FEET, A CENTRAL ANGLE OF 01 DEG. 35 MIN. 12 SEC. AND CURVING TO THE RIGHT IN A SOUTH-WESTERLY TO WESTERLY DIRECTION; THENCE RUN ALONG THE ARC OF SAID CURVED RIGHT OF WAY FOR AN ARC DISTANCE OF 9.00 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

Inst. # 2001-00954

01/10/2001-00954
11:49 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 16.90