

**THIS INSTRUMENT PREPARED BY:**  
**James J. Odom, Jr.**  
**P.O. Box 11244**  
**Birmingham, AL 35202-1244**

**SEND TAX NOTICE TO:**  
**Interstate Restaurant Investors, LLP**  
**Southmark Properties, LLC**  
**c/o Crest Realty - 162 Cahaba Valley Rd.**  
**Pelham, AL 35124**

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

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS THAT** in consideration of Eighty-Five Thousand and No/100 Dollars (\$85,000.00), and other good and valuable consideration, paid to the undersigned grantors, David W. Bishop and wife, Margaret S. Bishop ("Grantors"), by Interstate Restaurant Investors, LLP and Southmark Properties, LLC ("Grantees"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto the Grantees the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:

A parcel of land situated in the NW ¼ of Section 24, Township 20 South, Range 3 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the NW corner of above said Section, Township and Range; thence South 87 deg. 46 min. 0 sec. East, a distance of 1669.02 feet; thence South 18 deg. 40 min. 0 sec. West, a distance of 190.46 feet; thence South 11 deg. 40 min. 0 sec. West, a distance of 369.40 feet; thence North 81 deg. 15 min. 0 sec. East, a distance of 37.50 feet; thence South 14 deg. 37 min. 0 sec. West, a distance of 75.0 feet; thence South 81 deg. 15 min. 0 sec. West, a distance of 37.50 feet to the point of beginning; thence South 11 deg. 50 min. 58 sec. West, a distance of 209.97 feet; thence South 80 deg. 18 min. 20 sec. West, a distance of 235.40 feet; thence North 06 deg. 19 min. 57 sec. East a distance of 207.57 feet; thence North 81 dg. 15 min. 00 sec. East, a distance of 255.23 feet to the point of beginning; being situated in Shelby County, Alabama.

**SUBJECT TO:** (1) Current taxes; (2) Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 126, at Page 289, Deed Book 126, at Page 291, and Deed Book 170, at Page 287, in Probate Office; (3) Right(s) of Way(s) granted to Shelby County by instrument(s) recorded in Deed Book 104, at Page 453, and Deed Book 111, at Page 491, in Probate Office; (4) Easement(s) to City of Pelham as shown by instrument recorded in Inst. No. 1994-5303 in Probate Office; (5) Less and except any portion of the land lying within road right of way; (6) Less and except any portion of land lying within railroad right of way.

**TO HAVE AND TO HOLD** to the Grantees, their successors and assigns forever.

And Grantors do for themselves, their heirs and assigns, covenant with Grantees, their successors and assigns, that thy are lawfully seized in fee simple of the Premises; that the Premises are free from all encumbrances, except as noted above; that Grantors have a good right to sell and convey the Premises as aforesaid; that Grantors will, and their heirs and assigns shall, warrant and defend the same to the Grantees, their successors and assigns forever, against the lawful claims of all persons.

Inst # 2001-32963

08/07/2001-32963  
08:27 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MSR 15.00

*Cahaba Title*

IN WITNESS WHEREOF, the undersigned have executed this conveyance on this the 3rd  
day of August, 2001.

WITNESS:

\_\_\_\_\_  
\_\_\_\_\_

David W. Bishop  
David W. Bishop

Margaret S. Bishop  
Margaret S. Bishop

STATE OF ALABAMA       )  
COUNTY OF SHELBY     )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that David W. Bishop, a married man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 3rd day of August, 2001.

Judith Ann Lemsky  
Notary Public

My Commission Expires: 1-11-03

STATE OF ALABAMA       )  
COUNTY OF SHELBY     )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Margaret S. Bishop, a married woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 3rd day of August, 2001.

Judith Ann Lemsky  
Notary Public

My Commission Expires: 1-11-03

2      Inst # 2001-32963  
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