

\$60,000

Send Tax Notice To:
J.O.G. Ltd.
1845 Golfers Trail
Brierfield, AL 35035

This instrument was prepared by:
Claude McCain Moncus, Esq.
CORLEY, MONCUS & WARD, P.C.
Post Office Box 59807
Birmingham, Alabama 35259-0807

Inst # 2002-00705

01/04/2002-00705
10:08 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 CH 80.00

STATUTORY WARRANTY DEED

TITLE NOT EXAMINED

STATE OF ALABAMA)
JEFFERSON COUNTY) **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Ten Dollars (\$10.00) and other valuable consideration to the undersigned Grantors in hand paid by the Grantees herein, the receipt and sufficiency of which is acknowledged, the undersigned, **FRANK R. GRIFFIN and wife, MARTHA P. GRIFFIN** (herein referred to as Grantors) do grant, bargain, sell and convey unto **J.O.G. Ltd.**, an Alabama Limited Partnership (herein referred to as Grantee), an undivided interest in the real estate described as follows and in Exhibit A attached hereto, situated in Shelby County, Alabama.

The South one-half of the property described in Exhibit A attached hereto.

Subject to easements, restrictions and right-of-ways of record, if any.

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

IN WITNESS WHEREOF, the undersigned have hereto set their hands and seals this 27th day of December, 2001.

Inst # 2002-00705

Frank R. Griffin (L.S.)
Frank R. Griffin

Martha P. Griffin (L.S.)
Martha P. Griffin

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Frank R. Griffin and Martha P. Griffin**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 27th day of December, 2001.

[SEAL]

[Signature]
Notary Public
My Commission Expires:

EXHIBIT "A"

TRACT NO. 2 - That part of the East-half of the North-East quarter of Section 33, Township 20 South, Range 3 West described as follows:

Begin at the northeast corner of the South-East quarter of the North-East quarter of said Section 33; thence in a southerly direction along the east line of said quarter-quarter section to a point that is 800.00 feet north of the southeast corner of said quarter-quarter section; thence North 70° West 1000 feet, more or less, to the east right-of-way of Shelby County Highway No. 17; thence in a northerly direction along said right-of-way to a point that is 458.00 feet south of and parallel to the north line of said Section 33; thence in an easterly direction along said parallel line to intersection with the east line of said half-quarter section; thence in a southerly direction along said east line 874 feet, more or less, to the point of beginning, ALSO the west 511.50 feet of the South-West quarter of the North-West quarter of Section 34, Township 20 South, Range 3 West.

LESS AND EXCEPT:

Begin at the NE corner of Section 33, Township 20 South, Range 3 West, Shelby County, Alabama; thence South 16 deg. 39 min. West 1250.00 feet to the point of beginning; thence right 72 deg. 54 min. in a Westerly direction 210.00 feet (Point A); thence left 90 deg. 00 min. in a Southerly direction 210.00 feet; thence left 90 deg. 00 min. in an Easterly direction 210.00 feet; thence left 90 deg. 00 min. in a Northerly direction 210.00 feet to the point of beginning.

ALSO a 30.00 foot easement being 15.00 feet on each side of the following centerline: Begin at a Point A; thence Easterly along the North line of above described property 15.00 feet to point of beginning of centerline herein described; thence left 90 deg. 00 min. in a Northerly direction 350.00 feet; thence left 90 deg. 00 min. in a Westerly direction 300.00 feet to intersection with the Southeast right of way of a public road, said intersection being the terminus of centerline herein described; being situated in Shelby County, Alabama.

ALSO a 30 foot wide driveway easement being 15.00 feet on each side of a centerline described as follows: Begin at the NE corner of Section 33, Township 20 South, Range 3 West, Shelby County, Alabama; thence South 16 deg. 39 min. West 1250.00 feet; thence right 72 deg. 54 min. in a Westerly direction 210.00 feet (Point A) which is the Northwest corner of a tract previously conveyed by deed recorded in Book 019 Page 299 in the Office of the Judge of Probate of Shelby County, Alabama; Beginning at Point A; thence North 90 deg. East for 36.9 feet to the point of beginning of the centerline herein described; thence North 31 deg. 23 min. 36 sec. West for 39.80 feet; thence North 44 deg. 06 min. 35 sec. West for 45.08 feet; thence North 25 deg. 52 min. 49 sec. West for 43.29 feet; thence North 08 deg. 43 min. 01 sec. West for 79.25 feet; thence North 07 deg. 04 min. 09 sec. West for 177.95 feet; thence North 04 deg. 09 min. 27 sec. West for 94.21 feet; thence North 19 deg. 36 min. 57 sec. West for 18.88 feet; thence North 61 deg. 26 min. 34 sec. West for 46.60 feet; thence North 84 deg. 16 min. 13 sec. West for 47.75 feet; thence South 88 deg. 17 min. 27 sec. West for 47.41 feet; thence South 43. deg. 19 min. 48 sec. West for 45.38 feet; thence South 27 deg. 46 min. 57 sec. West for 87.35 feet; thence South 32 deg. 28 min. 28 sec. West for 41.96 feet; thence South 54 deg. 04 min. 49 sec. West for 22.31 feet; thence North 90 deg. 00 min. 00 sec. West for 20.00 feet, more or less, to the East edge of Shelby County Highway No. 17, said point being the end of the centerline of the 30 foot driveway easement herein described, less and except any portion of said easement which lies within the county right of way. Being situated in Shelby County, Alabama.

SUBJECT TO: Easements, restrictions and rights-of-way of record.

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