

THIS INSTRUMENT PREPARED BY
ROBERT HENBY
EARTH TECH. E&I
MONTGOMERY, ALABAMA 36130

QUITCLAIM DEED

STATE OF ALABAMA)
COUNTY OF MONTGOMERY)

Inst # 2002-13457
03/21/2002-13457
04:02 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
005 CH 38.50

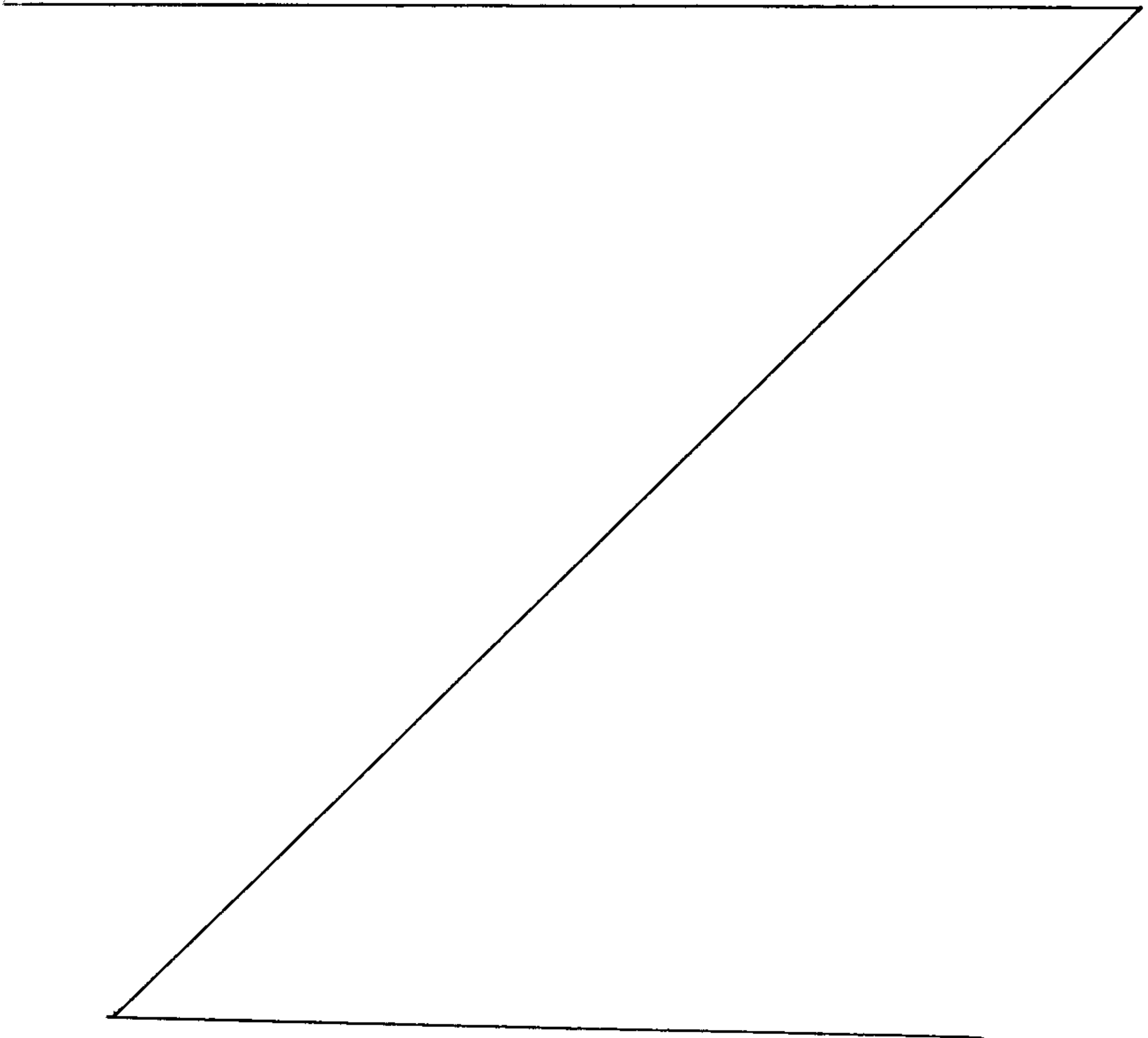
KNOW ALL MEN BY THESE PRESENTS: That the State of Alabama, Party of the First Part, for and in consideration of the sum of Twelve Thousand Two Hundred & No/100 (12,200.00) Dollars in hand paid to the State of Alabama by Interstate Restaurant Investors, LLP and Southmark Properties, LLC Party of the Second Part, the receipt whereof is hereby acknowledged, does hereby remise, release, quitclaim and convey unto the said Party of the Second Part all of its right, title, interest and claim in and to the following described real estate subject to the covenants contained herein and the rights of any utilities which may be on, over, or under said real estate, situated in Shelby County, Alabama: And as shown on the right-of-way map of Project No. SN-FAGH-99 (3) of record in the Alabama Department of Transportation, a copy of which is also deposited in the Office of the Judge of Probate of Shelby County, Alabama as an aid to persons and entities interested therein and as shown on the Property Plat attached hereto and made a part hereof:

(EXCESS RIGHT OF WAY)

A parcel of land situated in the NW1/4 of Section 24, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

COMMENCE at the NW corner of Section 24, Township 20 South, Range 3 West; thence S 87°46'00"E, a distance of 1669.02 feet; thence S 18°40'00"W, a distance of 190.46 feet; thence S 11°40'00"W, a distance of 369.40 feet; thence N 81°15'00"E a distance of 37.50 feet; thence S 14°37'00"W, a distance of 75.00 feet; thence S 81°15'00"W, a distance of 487.45 feet to a point, said point lying on the Existing Right of Way Line of U.S. Hwy #31 (Variable ROW); thence continue

along last described course, a distance of 25.00 feet, to a non tangent curve to the right, having a radius of 1,650.00 feet, a central angle of 09'51'46" and a chord which bears S 00'47'51"W a chord distance of 283.68 feet; thence along the arc said curve and along said Existing Right of Way Line, a distance of 284.03 feet; thence S 84°16'16"E along said Existing Right of Way Line, a distance of 11.50 feet to the POINT OF BEGINNING; thence continue along last described course, a distance of 8.50 feet; thence S 05'43'44"W along said Existing Right of Way Line, a distance 45.00 feet; thence S 84°16'16"E along said Existing Right of Way Line, a distance of 5.00 feet to the beginning of a non tangent curve to the right, having a radius of 3,520.00 feet, a central angle of 05'25'51" and subtended, by a chord which bears S 08'26'40"W, a chord distance of 333.52 feet; thence along the arc of said curve and said Existing Right of Way Line, a distance 333.64 feet to its point of intersection with the Existing northerly Right of Way Line of Shelby County Hwy #52 (Variable ROW) said point also being the beginning of the Proposed Right of Way Line; thence N 37'48'07"W along said Proposed Right of Way Line, a distance of 5.45 feet; thence N 07'55'06"E along said Proposed Right of Way Line, a distance of 297.59 feet; thence N 01'46'13"E along said Proposed Right of Way Line, a distance of 77.00 feet to the POINT OF BEGINNING, and Containing 3,049 s.f. or 0.07 acres, more or less



TO HAVE AND TO HOLD, the same unto the said parties of the Second part, their heirs and assigns forever.

This the 28th day of November, 2001.


APPROVED:

THE STATE OF ALABAMA

BY


PAUL BOWLIN
TRANSPORTATION DIRECTOR

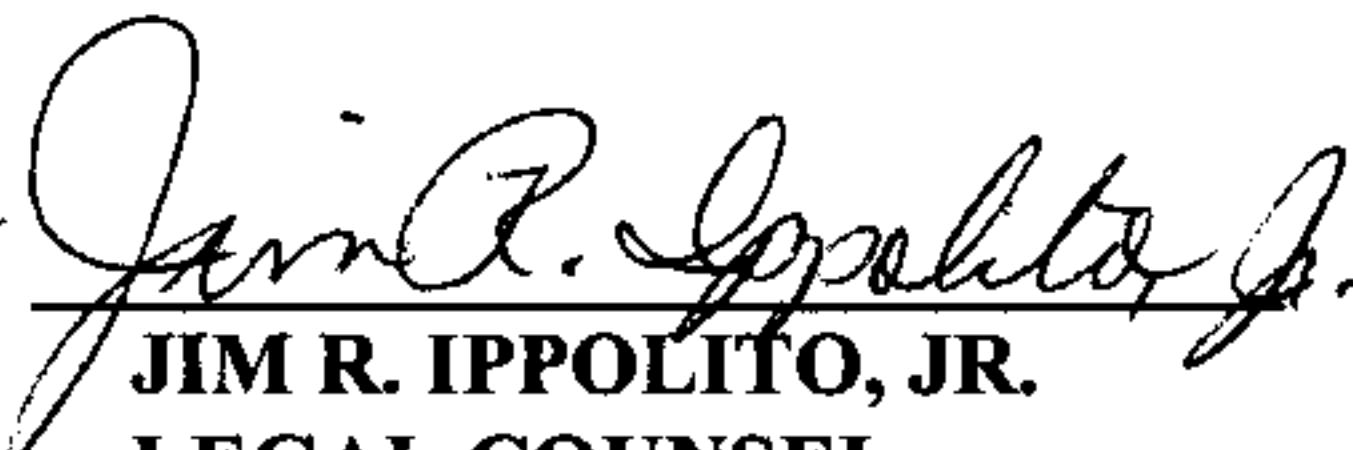
BY


DON SIEGELMAN
GOVERNOR OF ALABAMA


APPROVED AS TO LEGAL FORM:

ATTEST:

BY


JIM R. IPPOLITO, JR.
LEGAL COUNSEL

BY:


JIM BENNETT
SECRETARY OF STATE
OF THE STATE OF ALABAMA

CERTIFICATION


STATE OF ALABAMA)

COUNTY OF MONTGOMERY)

TO: Honorable Don Siegelman, Governor of the State of Alabama:

I, Paul Bowlin, Director of the Alabama Department of Transportation, do hereby certify that the Alabama Department of Transportation, acting by and through the powers vested in it by law, has obtained and negotiated with Interstate Restaurant Investors, LLP and Southmark Properties, LLC in the Quitclaim Deed hereto attached, for the sale of certain lands by the State of Alabama, which lands are located in Shelby County, Alabama, and which said lands are better described in said Quitclaim Deed, and do further certify that all requirements of law with respect to such sale have been complied with.

This the 27th day of November 2001.



PAUL BOWLIN
TRANSPORTATION DIRECTOR

