


WARRANTY DEED

Send Tax Notice To:  
BOARDMAN LAND COMPANY, L.L.C.  
400 Boardman Drive  
Chelsea, Alabama 35043-8211

  
20020530000256080 Pg 1/2 24.00  
Shelby Cnty Judge of Probate, AL  
05/30/2002 15:19:00 FILED/CERTIFIED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

THIS DEED is made this 30TH day of MAY, 2002 between **MARK S. BOARDMAN AND CATHRYN D. BOARDMAN, husband and wife**, hereinafter referred to as the **Grantors**, and **BOARDMAN LAND COMPANY, L.L.C.**, hereinafter referred to as the **Grantee**.

WITNESSETH that the **Grantors** in consideration of the sum of Five Hundred and No/100ths Dollars, paid by the **Grantee**, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, and convey unto the **Grantee** the following described real estate, to wit:

The following described property in Shelby County, Alabama, more properly known as Boardman Drive, Chelsea, Alabama 35043, including the building known as 400 Boardman Drive and the parking lots for said building, more properly described as follows:

A parcel of land situated in the NE ¼ of Section 28, Township 19 South, Range 1 West, Shelby County, Alabama, being more particularly described in Exhibit A attached hereto:

Said property is not and has never been the homestead of Mark S. Boardman and Cathryn D. Boardman, husband and wife.

TO HAVE AND TO HOLD unto the said buyer, **BOARDMAN LAND COMPANY, L.L.C.**, forever, and the **Grantors** covenant that they are seized of the said premises in fee simple and has good right to convey the same, that the premises are free of encumbrances and that the **Grantors** will forever warrant the title to said premises.

IN TESTIMONY WHEREOF, the **Grantors** have signed and sealed these presents on the date above written.

Katherine C. Houbey  
Witness

Katherine C. Houbey  
Witness

Mark S. Boardman  
Mark S. Boardman  
Grantor

Cathryn D. Boardman  
Cathryn D. Boardman  
Grantor

STATE OF ALABAMA )  
SHELBY COUNTY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Mark S. Boardman and Cathryn D. Boardman, husband and wife, 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 the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 30th day of May, 2002.

Dawn Resco  
Notary Public

My commission expires: 3/26/06

SEAL

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EXHIBIT A

DESCRIPTION:

COMMENCE AT THE NORTHEAST CORNER OF THE NE 1/4 OF SECTION 28, TOWNSHIP 19 S, RANGE 1 W., SHELBY COUNTY, ALABAMA AND RUN SOUTH 07°19' 58" EAST ALONG THE EAST LINE OF SAID 1/4 SECTION FOR 1840.29 FEET, THENCE RUN SOUTH 82°40' 02" WEST FOR 73.06 FEET TO THE POINT OF BEGINNING; THENCE RUN SOUTH 33°17'42" WEST FOR 151.65 FEET; THENCE RUN NORTH 86°42'19" WEST FOR 21.08 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 60°04'34" WEST AND A RADIUS OF 180.00 FEET, AND RUN ALONG THE ARC OF SAID CURVE FOR 170.80 FEET; THENCE RUN SOUTH 87°15'35" WEST FOR 97.77 FEET, THENCE RUN SOUTH 50°39'57" WEST FOR 18.04 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF NORTH 72°35'16" WEST AND A RADIUS OF 79.50 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 157.48 FEET; THENCE RUN NORTH 15°50'28" WEST, FOR 74.62 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF NORTH 06°20'37" EAST AND A RADIUS OF 305.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 236.19 FEET; THENCE RUN NORTH 28°31'42" EAST FOR 141.58 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF NORTH 48°33'37" WEST, AND A RADIUS OF 60.00 FEET, AND RUN ALONG THE ARC OF SAID CURVE FOR 161.45 FEET; THENCE RUN SOUTH 54°17'53" WEST FOR 90.33 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 46°51'26" WEST AND A RADIUS OF 185.00 FEET, AND RUN ALONG THE ARC OF SAID CURVE FOR 48.05 FEET; THENCE RUN SOUTH 39°24'59" WEST FOR 357.25 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 37°51'34" WEST AND A RADIUS OF 485.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 26.35 FEET; THENCE RUN SOUTH 36°18'10" WEST FOR 181.18 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 27°55'10" WEST AND A RADIUS OF 235 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 68.77 FEET; THENCE RUN SOUTH 19°30'28" WEST FOR 155.92 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 12°59'35" WEST AND A RADIUS OF 110.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 25.01 FEET; THENCE RUN SOUTH 06°31'09" WEST FOR 7.64 FEET TO A POINT ON THE NORTHEASTERLY RIGHT OF WAY LINE OF HIGHWAY #280; THENCE RUN NORTH 56°33'23" WEST ALONG SAID ROAD RIGHT OF WAY FOR 33.43 FEET TO THE POINT OF A CURVE, SAID CURVE HAVING A CHORD BEARING OF NORTH 14°31'44" EAST AND A RADIUS OF 140.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 24.33 FEET; THENCE RUN NORTH 19°30'28" EAST FOR 155.92 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF NORTH 27°55'10" EAST AND A RADIUS OF 265.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 77.55 FEET; THENCE RUN NORTH 36°18'10" EAST FOR 181.18 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF NORTH 37°51'34" EAST AND A RADIUS OF 515.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 27.99 FEET; THENCE RUN NORTH 39°24'59" EAST FOR 357.25 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF NORTH 46°51'26" EAST AND A RADIUS OF 215.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 55.84 FEET; THENCE RUN NORTH 54°17'53" EAST FOR 90.33 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 48°33'37" EAST. AND A RADIUS OF 90.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 242.18 FEET; THENCE RUN SOUTH 28°31'42" WEST FOR 141.58 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 06°20'37" WEST AND A RADIUS OF 275.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 212.96 FEET; THENCE RUN SOUTH 15°50'28" EAST FOR 74.62 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF SOUTH 72°35'16" EAST AND A RADIUS OF 49.50 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 98.05 FEET; THENCE RUN NORTH 50°39'57" EAST FOR 103.73 FEET TO THE POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A CHORD BEARING OF NORTH 41°15'04" EAST AND A RADIUS OF 90.00 FEET AND RUN ALONG THE ARC OF SAID CURVE FOR 29.58 FEET; THENCE RUN NORTH 31°50'24" EAST FOR 40.18 FEET; THENCE RUN NORTH 58°07'43" WEST FOR 139.76 FEET; THENCE RUN NORTH 31°52'17" EAST FOR 190.67 FEET; THENCE RUN SOUTH 58°07'43" EAST FOR 115.14 FEET; THENCE RUN NORTH 31°50'11" EAST FOR 31.45 FEET; THENCE RUN NORTH 81°19'56" EAST FOR 58.49 FEET; THENCE RUN SOUTH 56°42'20" EAST FOR 111.57 FEET; THENCE RUN SOUTH 07°23'19" EAST FOR 71.33 FEET TO THE POINT OF BEGINNING.