

SEND TAX NOTICE TO:

(Name) Walter Cornelius  
1101 Dunnavant Valley Road  
(Address) Birmingham, AL 35242

This instrument was prepared by

(Name) Walter Cornelius, Attorney at Law

(Address) 1101 Dunnavant Valley Road, Birmingham, AL 35242

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

20020813000383260 Pg 1/1 12.00  
Shelby Cnty Judge of Probate, AL  
08/13/2002 14:41:00 FILED/CERTIFIED

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One hundred thirty-five dollars (\$135) and other good and valuable  
consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, Walter Cornelius and wife, Lenora B. Cornelius, and Eugenia C. Clemore, a single  
woman,

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Birch Creek  
Development Company, Inc., an Alabama corporation,

(herein referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:

All that part of the W $\frac{1}{2}$  of the NE $\frac{1}{4}$ , Section 16, Township 19 South, Range 1 West, Shelby  
County, Alabama, that lies northwest of Shelby County Highway #41, also known as Dunnavant  
Valley Road, less and except one acre conveyed to Lawrence Neal Wright by that certain  
warranty deed recorded in Book 328, page 989, in the Probate Office of Shelby County,  
Alabama; less and except also the one acre conveyed to Virginia Holliman Cornelius by  
that certain warranty deed recorded in Instrument #1993-01174 in the said Probate Office;  
less and except also the one acre conveyed to Carol Cornelius Morton by Instrument  
#1996-19878 in said Probate Office; the parcel herein conveyed contains 27 acres, more or less.  
Mineral and mining rights excepted.

Subject to the right-of-way of Shelby County Highway 41, as the same now exists, and to all  
easements and permits of record.

The real consideration for and purpose of this conveyance is the correction of that certain  
warranty deed executed by the grantors herein to the grantee herein on September 7, 1999,  
and recorded in Instrument #2000-00846 in the Probate Office of Shelby County, Alabama.

its successors

TO HAVE AND TO HOLD to the said grantee, ~~his, her or their heirs~~ and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES,  
their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,  
unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our)  
heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever,  
against the lawful claims of all persons.

IN WITNESS WHEREOF, ..... have hereunto set our hands(s) and seal(s), this 8th  
day of August, ~~19~~ 2002

..... (Seal)

Walter Cornelius (Seal)

..... (Seal)

Lenora B. Cornelius (Seal)

..... (Seal)

Eugenia C. Clemore (Seal)

STATE OF ALABAMA

Shelby COUNTY }

General Acknowledgment

I, Sistina A. Spazian, a Notary Public in and for said County, in said State,  
hereby certify that Walter Cornelius and wife, Lenora B. Cornelius, and Eugenia C. Clemore, a single  
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 8th day of August, A. D. 2002

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Apr 15, 2006  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Sistina A. Spazian