

Send Tax Notice To:
Bailey & Owens Investments, Inc.
2649 Valleydale Road, Suite A
Birmingham, AL 35244

This instrument was prepared by:
James W. Fuhrmeister
ALLISON, MAY, ALVIS, FUHRMEISTER,
KIMBROUGH & SHARP, L.L.C.
P. O. Box 380275
Birmingham, AL 35238

WARRANTY DEED

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

THAT IN CONSIDERATION OF **One Hundred Fifty Thousand and 00/100 (\$150,000.00) Dollars** and other good and valuable consideration to the undersigned Grantors in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, **Cook's Pest Control, Inc., a corporation**, (herein referred to as Grantor) does grant, bargain, sell and convey unto **Bailey & Owens Investments, Inc., a corporation**, (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

See Exhibit "A" for legal description.

Subject to :

1. Transmission line permits to Alabama Power Company dated May 16, 1947, recorded in Deed Book 129, Page 560; dated January 23, 1957 and recorded in Deed Book 186, Page 198 and Inst. No. 1994-29788 in the Probate Office.
2. Easement to Shelby County, dated April 26, 1961, recorded in Deed Book 216, Page 14 in the Probate Office.
3. Easement to Alabama Power Company as recorded in Real Book 48, Page 22 in the Probate Office.
4. Rights acquired by Alabama Power Company as recorded in Real Book 42, Page 24 in the Probate Office.
5. Taxes for 2003 and subsequent years.
6. Mineral and mining rights excepted.
7. All other existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, if any, of record.

NOTE: \$67,500.00 of the above consideration was paid from the proceeds of a mortgage filed simultaneously herewith.

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

And Grantor does for itself and its successors and assigns covenant with said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of said premises, that said premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and Grantor's successors and assigns shall, warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal, this 15th day of May, 2003.

COOK'S PEST CONTROL, INC., a corporation

By: James M. Aycock
James M. Aycock
Its: President

STATE OF ALABAMA)
COUNTY OF Morgan)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that James M. Aycock whose name as President of Cook's Pest Control, Inc. 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 and with full authority, he executed the same voluntarily on the date the same bears date as the act of said corporation.

Given under my hand and official seal, this 15th day of May, 2003.

Notary Public
My commission expires: 7-20-2005

EXHIBIT "A"

20030520000313700 Pg 2/2 99.00
Shelby Cnty Judge of Probate, AL
05/20/2003 12:46:00 FILED/CERTIFIED

SCHEDULE A CONTINUED LEGAL DESCRIPTION

A part of Lot 2, according to the Map of Cook's Survey, as recorded in Map Book 31, Page 63, in the Probate Office of Shelby County, Alabama being more particularly described as follows:

Commence at the SW corner of Lot 1 of said Cook's Survey; thence run in a westerly direction parallel to the south line of the S E 1/4 of the NW 1/4 of Section 15, Townsh 19 South, Range 2 West, a distance of 324.73 feet to a 2" axle found in place. Said axle lying on the West boundary of above described 1/4-1/4 section and on the West boundary Inst. No. 1994-12289; thence run in a northerly direction along said West line a distance of 217.87 feet to a point; thence turn right 94 degrees 3 minutes 15 seconds and run easterly along the North line of Lot 2 a distance of 34.62 feet; thence turn left 7 degrees 22 minutes 35 seconds and continue easterly along said North line 99.18 feet; thence turn left 1 degree 24 minutes 45 seconds and continue easterly 105.45 feet; then turn right 5 degrees 27 minutes 30 seconds and continue easterly 89.12 feet; thence turn an angle to the right 89 degrees 59 minutes 08 seconds and run southerly 232.24 feet to the POINT OF BEGINNING.