


This Instrument Prepared By:
James F. Burford, III
Attorney at Law
1318 Alford Avenue Suite 101
Birmingham, Alabama 35226

Send Tax Notice To:
TIMBERLAKE DEV LLC
250 YETTON PKWY SUITE C
BIRMINGHAM, AL.
35125

STATUTORY WARRANTY DEED


20030627000406000 Pg 1/2 64.50
Shelby Cnty Judge of Probate, AL
06/27/2003 15:47:00 FILED/CERTIFIED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of five hundred sixty-three thousand seven hundred fifty and 00/100 Dollars (\$563,750.00), to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, Farmer Development, LLC, (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto Timberlake Development, LLC, (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Described on Exhibit A and incorporated by reference herein.

SUBJECT TO: (1) Taxes due in the year 2004 and thereafter; (2) Easements, restrictions, reservations, and rights-of-way of record; (3) Mineral and mining rights not owned by the Grantor.

\$513,568.70 of the consideration recited herein was derived from a mortgage loan closed simultaneously herewith.

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

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal, this the 27 day of JUNE, 2003.

Farmer Development, LLC

By 
Connor Farmer

Its: Sole Member

STATE OF ALABAMA)
 **COUNTY)**

LLC ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Connor Farmer as Sole Member of Farmer Development, LLC, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, he, in their capacity as such member, executed the same voluntarily, for and as the act of said limited liability company.

Given under my hand and official seal this 27 day of JUNE, 2003.


Notary Public

My Commission Expires: 3.1.06

EXHIBIT A

A part of the W $\frac{1}{2}$ of the SE $\frac{1}{4}$ and the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 17, Township 22 South, Range 1 West, NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 20, Township 22 South, Range 1 West and the S $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 18, Township 22 South, Range 1 West:

All that part of the W $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 17 and all that part of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 17 all lying south of the Heart of Dixie Railroad, a 100 foot right of way, and all that part of the S $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 18 lying east of County Road # 86, an 80 foot right of way, and the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 20, all Township 22 South, Range 1 West; situated in Shelby County, Alabama.

Less and Except: A parcel of land located in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 17, Township 22 South, Range 1 West being more particularly described as follows: begin at rebar found in rock pile, said rebar being locally accepted as the NW Corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 17; thence South 00 deg. 36 min. 36 sec. East and along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ section, a distance of 218.17 feet to a rebar found in rock pile; thence South 89 deg. 59 min. 34 sec. East, a distance of 215.42 feet to a pine knot found; thence North 00 deg. 36 min. 36 sec. West, a distance of 220.00 feet to a $\frac{1}{2}$ inch capped rebar set on the north line of said $\frac{1}{4}$ $\frac{1}{4}$ section; thence South 89 deg. 31 min. 13 sec. West, and along said north line, a distance of 215.41 feet to the point beginning; situated in Shelby County, Alabama.

An Ingress/Egress easement described by Instrument # 1997-11194 in the Probate of Shelby County, Alabama.