

THIS INSTRUMENT WAS PREPARED BY:
Richard W. Theibert, Attorney
NAJJAR DENABURG, P.C.
2125 Morris Avenue
Birmingham, Alabama 35203

SEND TAX NOTICE TO:
Eddleman-Thornton Investment Properties, LLC
2700 U.S. Highway 280
Suite 425
Birmingham, AL 35223

GENERAL WARRANTY DEED

THE STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Six Hundred Fifty Thousand and no/100 Dollars (\$650,000.00), in hand paid to the undersigned, Bill F. Knowles, Sr., a married man, (hereinafter referred to as "GRANTOR"), by Eddleman-Thornton Investment Properties, LLC (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

See Exhibit "A" which is attached hereto and made a part hereof for legal description of property.

SUBJECT TO:

1. Ad valorem taxes for the current year, 2003.
2. Transmission Line Permit to Alabama Power Company recorded in Inst. No. 1997-02636 in Probate Office.
3. Transmission Line Permits to Alabama Power Company recorded in Deed Book 102 Page 138, and Deed Book 104 Page 525 in Probate Office.
4. Right of way to State of Alabama recorded in Deed Book 95 Page 507 in Probate Office.
5. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 69 Page 177 in Probate Office.

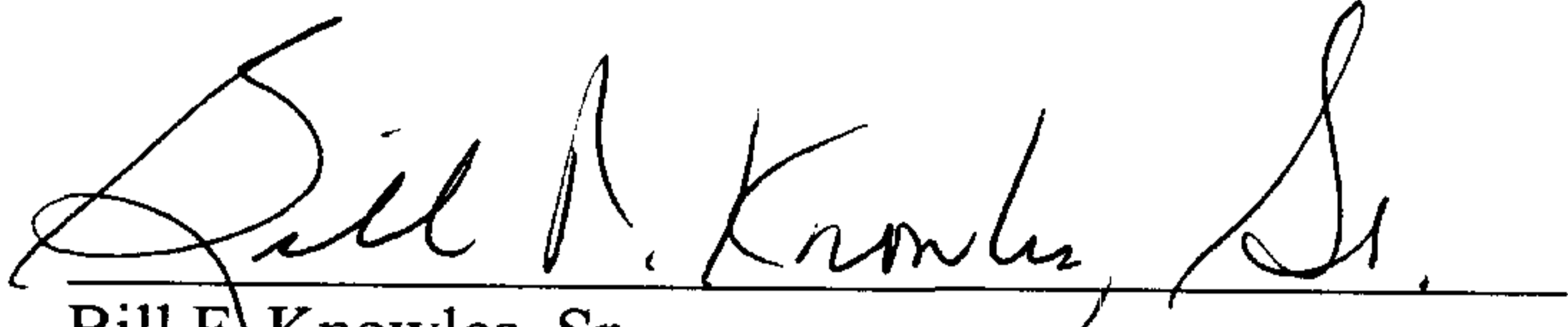
ALL of the purchase price recited above was paid by a mortgage loan executed simultaneously with delivery of this deed.

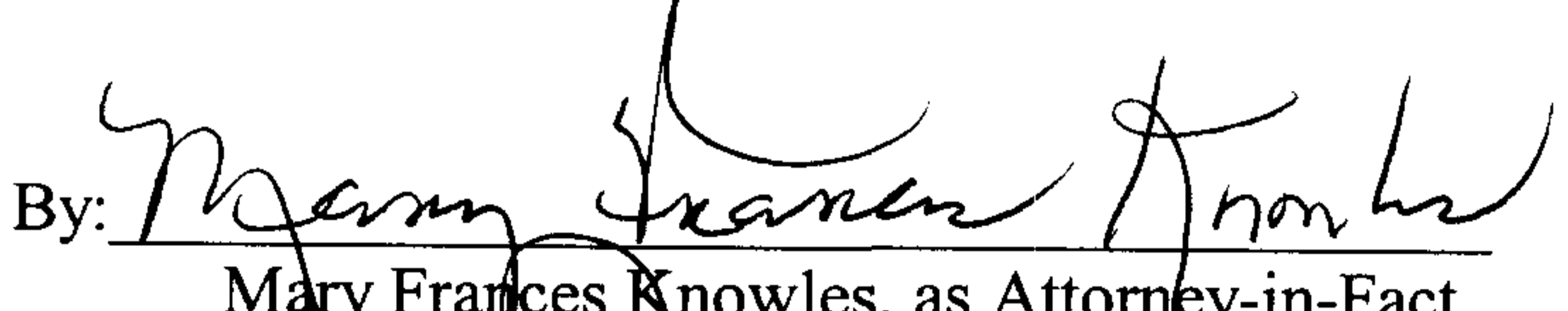
The property described herein is not the homestead of Bill F. Knowles, Sr. or his spouse.

TO HAVE AND TO HOLD to the said GRANTEE, is successors and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEE, its successors and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators 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, I have hereunto set my hand and seal, this 30th day of July, 2003.



Bill F. Knowles, Sr.

By: 
Mary Frances Knowles, as Attorney-in-Fact
for Bill F. Knowles, Sr.
GRANTOR

THE STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Mary Frances Knowles, whose name as Attorney-in-Fact for Bill F. Knowles, Sr., 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, she, as such Attorney-in-Fact and with full authority, executed the same voluntarily for and as the act of said Bill F. Knowles, Sr.

Given under my hand and official seal this 30th day of July, 2003.



NOTARY PUBLIC
My commission expires: My Commission Expires May 21, 2004

EXHIBIT "A"

Legal Description of Property

A parcel of land located in the NW 1/4 of the SE 1/4 of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama, more particularly described as follows:

Commence at the Northeast corner of the NW 1/4 of the SE 1/4 of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama, being the point of beginning; thence run Southerly along the 1/4 line 259.13 feet to the Northwesterly right of way of U.S. Highway No. 280; thence right 66 deg. 22 min. 18 sec. Southwesterly along said right of way 311.81 feet; thence right 34 deg. 43 min. 40 sec. Northwesterly along said right of way 195.02 feet; thence right 90 deg. 00 min. Northeasterly 200.24 feet to a point on a curve to the right, concave Southerly with a radius of 222.32 feet and a central angle of 55 deg. 00 min.; thence right to the chord of 63 deg. 30 min. 43 sec. Northeasterly and along the arc of said curve 213.41 feet; thence continue Southeasterly tangent to said curve a distance of 50.00 feet to the P.C. of a curve to the left, concave Northwesterly, with a radius of 87.96 feet and a central angle of 65 deg. 11 min. 17 sec.; thence run Easterly and Northeasterly along the arc of said curve a distance of 99.51 feet; thence continue Northeasterly tangent to said curve a distance of 89.12 feet to the North line of said 1/4-1/4; thence right 50 deg. 56 min. 37 sec. Easterly along said North line 49.88 feet to the point of beginning. Situated in Shelby County, Alabama.