

\$ 100.00



20040218000085180 Pg 1/4 160.00
Shelby Cnty Judge of Probate, AL
02/18/2004 16:02:00 FILED/CERTIFIED

THIS INSTRUMENT PREPARED BY:

SEND TAX NOTICE TO:

Thomas C. Clark, III, Esq.
Maynard, Cooper & Gale, P.C.
1901 Sixth Avenue North
2400 AmSouth/Harbert Plaza
Birmingham, Alabama 35203

Shelby Land Partners, LLC
Four Riverchase Ridge
Birmingham, Alabama 35244
Attn: James A. Jackson

STATE OF ALABAMA)
SHELBY COUNTY)

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, **James E. Hall and Brenda A. Hall**, a married couple (hereinafter collectively referred as the "Grantor"), do hereby grant, bargain, sell and convey unto **Shelby Land Partners, LLC**, an Alabama limited liability company, a 50% undivided interest and to **3165 Investments, LLC**, an Alabama limited liability company, a 50% undivided interest, as tenants in common, and their successors and assigns (hereinafter collectively referred to as the "Grantee"), all of the Grantor's right, title and interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to wit:

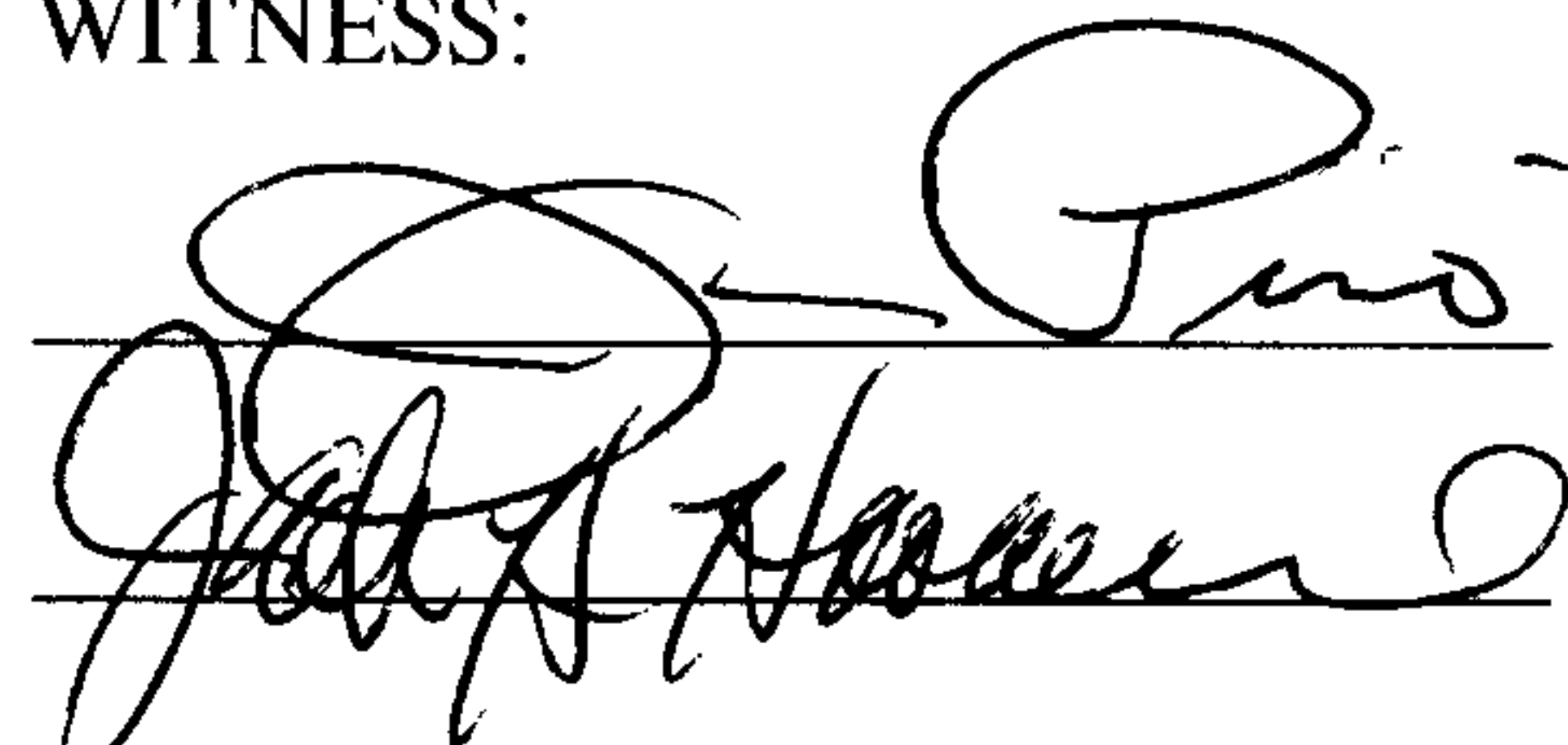
See Exhibit A attached hereto and made a part hereof.

In addition to quitclaiming the property described on Exhibit A to the Grantee, the Grantor does hereby grant, bargain, sell and convey all of the Grantor's right, title and interest and claim in or to the Mary Hall property (Parcel ID# 23-1-01-4-001-099.1) (the "Mary Hall Property"). The Grantor hereby releases the Grantee with respect to any and all claims that it may have with respect to the Mary Hall Property, and further agrees that its sole remedy with respect to any such claims shall be pursued exclusively against Bobbie Cohill or the heirs of Mary Hall.

TO HAVE AND TO HOLD to the Grantee forever.

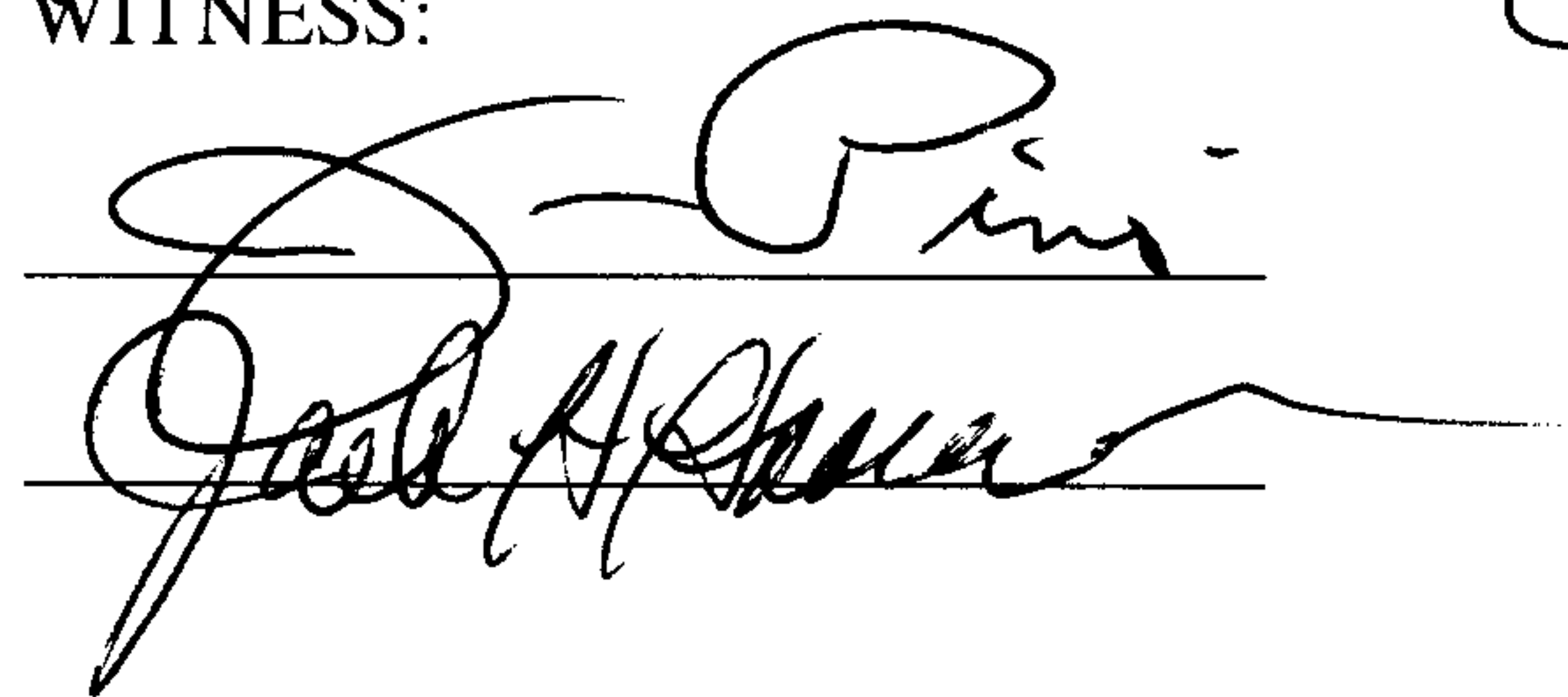
IN WITNESS WHEREOF, the undersigned Grantor has executed this Quitclaim Deed on the _____ day of February, 2004.

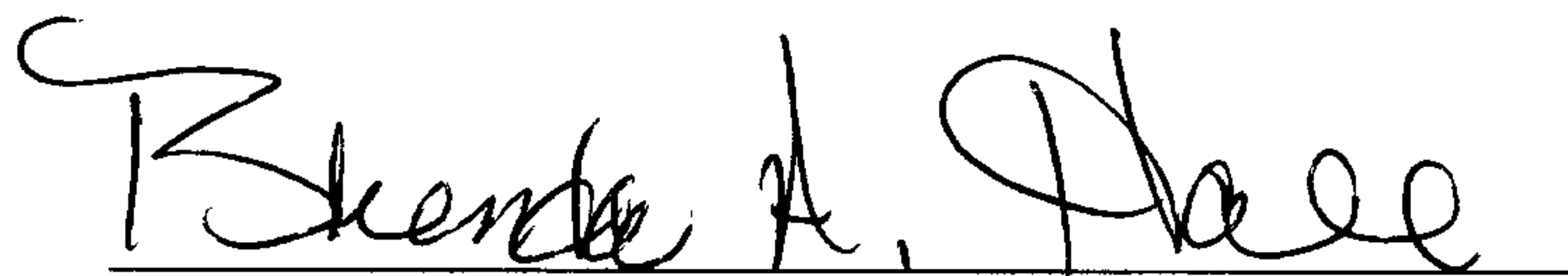
WITNESS:




JAMES E. HALL

WITNESS:




BRENDA A. HALL

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that **JAMES E. HALL**, 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 said instrument, he/she executed the same voluntarily.

Given under my hand and official seal this the 12th day of February, 2004.

Victoria Traywick (Denny)
Notary Public

AFFIX SEAL

My commission expires: 4/17/04

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that **BRENDA A. HALL**, 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 said instrument, he/she executed the same voluntarily.

Given under my hand and official seal this the 12th day of February, 2004.

Victoria Traywick (Denny)
Notary Public

AFFIX SEAL

My commission expires: 4/17/04

EXHIBIT A

(Legal Description)

Any and all of the following real property lying East of Highway I-65 in Shelby County, Alabama:

The Northeast $\frac{1}{4}$, Southeast $\frac{1}{4}$ and Southwest $\frac{1}{4}$ of Section 1, and the Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 12, Township 21, Range 3 West, Shelby County, Alabama.