



STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, **CEDAR LANE, LLC, an Alabama limited liability company**, for and in consideration of the sum of **ONE MILLION SIX HUNDRED SIXTY FIVE THOUSAND FIVE HUNDRED AND NO/100 (\$1,665,500.00) DOLLARS**, and other good and valuable consideration, this day in hand paid to it by **EDWARDS SPECIALTIES, INC., an Alabama corporation**, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey unto the said **EDWARDS SPECIALTIES, INC., an Alabama corporation**, the following described real estate, lying and being in the County of Shelby, State of Alabama, to-wit:

That part of the Northwest quarter of Section 33, Township 20 South, Range 3 West, situated in Shelby County, Alabama, more particularly described as follows:

Begin at the Northwest corner of said section and run in an easterly direction along the north line of said section for a distance of 2396.19 feet to the Northwest corner of Lot 1, Sunnybrook Subdivision, as recorded in Map Book 6, Page 61, in the Probate Office of Shelby County, Alabama; thence turn an interior angle of 92 degrees 43 minutes 37 seconds left and run southerly along the west line of said Lot for a distance of 300.79 feet to a point on the north line of Lot 2 of said subdivision and the southerly right of way line of Sunny Brook Drive; thence turn an interior angle of 87 degrees 46 minutes 00 seconds left and run westerly along the north line of said Lot for a distance of 87.03 feet; thence turn an interior angle of 271 degrees 47 minutes 10 seconds left and run southerly for a distance of 246.51 feet; thence turn an interior angle of 270 degrees 05 minutes 20 seconds left and run easterly for a distance of 50.00 feet to the Southwest corner of said Lot and the Northwest corner of Lot 3 of said subdivision; thence turn an interior angle of 89 degrees 55 minutes 00 seconds left and run southerly along the west line of said Lot for a distance of 260.00 feet to the Southwest corner of said Lot; thence turn an interior angle of 269 degrees 05 minutes 08 seconds left and run easterly along the south line of said Lot for a distance of 283.84 feet to the Southwest corner right of way line of Sunny Brook Drive and the east line of the Northwest quarter of said section; thence turn an interior angle of 90 degrees 54 minutes 07 seconds left and run southerly along said quarter line for a distance of 12.26 feet to a point on the northwesterly right of way line of a Gas Line; thence turn an interior angle of 131 degrees 00 minutes 35 seconds left and run southwesterly along said right of way line for a distance of 763.56 feet to a point on the south line of the Northeast quarter of the Northwest quarter of said section; thence turn an interior angle of 136 degrees 51 minutes 00 seconds left and run westerly along said quarter-quarter line for a distance of 746.68 feet to the Southwest corner of said quarter-quarter section; thence turn an interior angle of 271 degrees 53 minutes 19 seconds left and run southerly along the east line of the southwest quarter of the northwest quarter of said section for a distance of 1335.21 feet to the Southeast corner of said quarter-quarter section; thence turn an interior angle of 88 degrees 07 minutes 26 minutes left and run westerly along the south line of said quarter-quarter section for a distance of 1324.69 feet to the Southwest corner of said quarter-quarter section; thence turn an interior angle of 91 degrees 56 minutes 53 seconds left and run northerly along the west line of said quarter-quarter section for a distance of 2675.45 feet to the POINT OF BEGINNING. Said parcel contains 4,926,470 square feet or 113.10 acres more or less.

The consideration set forth above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD THE above described real estate, together with all and singular the rights, tenements, hereditaments, appurtenances and improvements thereunto belonging, or in anywise appertaining, unto the said **EDWARDS SPECIALTIES, INC., an Alabama corporation**, and unto its successors and assigns forever.

AND THE UNDERSIGNED, Grantor, for itself, its successors and assigns, does hereby and in consideration of the premises, warrant and will forever, defend the title to the above described and hereby granted premises unto the said **EDWARDS SPECIALTIES, INC., an Alabama corporation**, its successors and assigns, from and against itself, and all persons claiming or holding under it, the said Grantor, and also against the lawful claims or demands of all persons whomsoever, covenanting that it is seized in fee thereof; that it has a good and lawful right to sell and convey the same, as aforesaid; that the same is free and clear of all encumbrances, except taxes due October 1, 2004, and subsequent years; and further excepting any easements, rights of way or restrictions pertaining to the above described property of record in the Probate Office of Shelby County, Alabama.

IN WITNESS WHEREOF, CEDAR LANE, LLC, an Alabama limited liability company has caused this instrument to be executed by its Manager on this the 8th day of July, 2004.

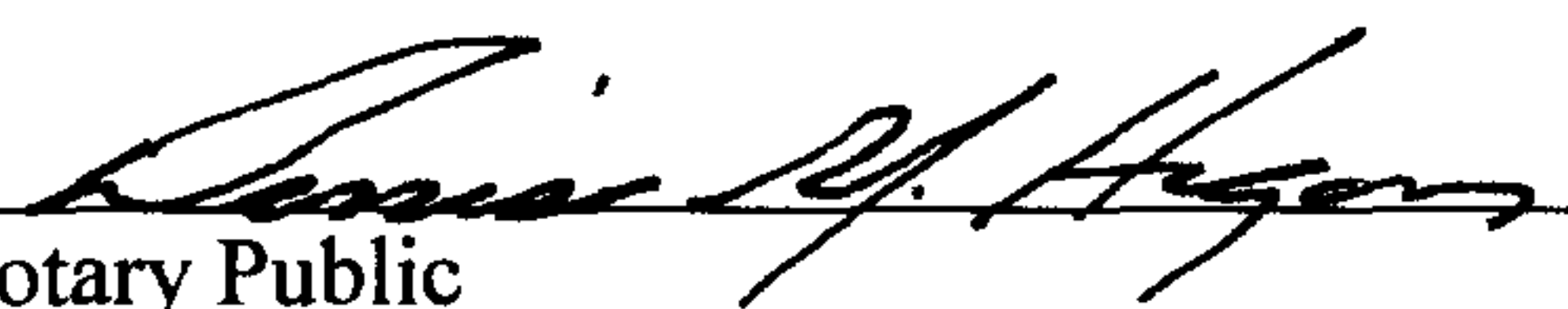
CEDAR LANE, LLC, an Alabama limited liability company

By: 
Kenneth Carter, Its Manager

STATE OF ALABAMA)
 :
Shelby COUNTY)

I, the undersigned, a Notary Public in and for said county and in said state, hereby certify that, KENNETH CARTER, whose name as Manager of CEDAR LANE, LLC, an Alabama limited liability company 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, he, as such Manager, and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and seal this the 8th day of July, 2004.


Notary Public
My Commission Expires: 3-7-06

This Instrument Prepared By:
JAMES G. HARRISON
STEPHENS, MILLIRONS, HARRISON & GAMMONS, P.C.
2430 L & N DRIVE, HUNTSVILLE, ALABAMA 35801

20040712000382620 Pg 2/2 15.00
Shelby Cnty Judge of Probate, AL
07/12/2004 10:33:00 FILED/CERTIFIED