



20041011000559480 Pg 1/3 30.50  
Shelby Cnty Judge of Probate, AL  
10/11/2004 09:54:00 FILED/CERTIFIED

SHELBY COUNTY  
STATE OF ALABAMA

Send tax notice to:  
J. Thomas Williams, Jr.  
3588 Highway 57  
Vincent, Alabama 35178

**SPECIAL (STATUTORY) WARRANTY DEED**

R.E. No. CB 1115

*\$13,200.00 (Vee)*

THIS INDENTURE, made this 17 day of May, 2004, between **CAHABA FORESTS, LLC**, a Delaware limited liability company, having a usual place of business c/o Cahaba Forest Management, Inc., 3891 Klein Road, Harpersville, Alabama 35078 (Grantor), and **J. THOMAS WILLIAMS, JR.**, a Married man, having an address at 3588 Highway 57, Vincent, Alabama 35178 (Grantee).

WITNESSETH, that the Grantor, for the sum of Ten and 00/100 (\$10.00) Dollars, and other good and valuable consideration, to it paid by the Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL and CONVEY unto the said Grantee the following land and the standing timber thereon (Premises), situated in the County of Shelby and State of Alabama, being more particularly described as follows; to wit:

(SEE EXHIBIT "A" ATTACHED HERETO AND  
BY THIS REFERENCE MADE A PART HEREOF)

The Premises described hereunder are hereby conveyed "as is," by the tract and not by the acre, the acreage not being guaranteed by the Grantor, and are also conveyed subject to the rights of any tenants or lessees, any persons in possession; all outstanding mineral rights or reservations, oil, gas or mineral leases; water districts, water rights; restrictions or reservations; roadways, rights of way, easements; any contracts purporting to limit or regulate the use, occupancy or enjoyment of said Premises; and any matters which could be disclosed by an accurate, current survey or inspection of said Premises.

TO HAVE AND TO HOLD the above-described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantee, his heirs and assigns, forever.

C:\WINNT\Profiles\trgharr\LOCALS~1\Temp\C.Lotus.Notes.Data\statutory



EXHIBIT A

From an axle at the N.W. corner of Section 23, T18S-R2E, run thence East along the North boundary of said Section 23 for a distance of 1329.90 feet to a 3/4" pipe at the N.W. corner of the NE1/4-NW1/4 of said Section 23; thence continue along said course a distance of 122.68 feet to a 1/2" pipe on the Easterly boundary of Shelby County Road #57 (80' R.O.W.), being the point of beginning of herein described parcel of land; thence continue along said course for a distance 144.57 feet to a 1/2" rebar that is 3722.45 feet West of the N.E. corner of said Section 23; thence turn 91°24'46" right and run 324.09 feet along a white painted line to a 1/2" rebar; thence turn 00°20'57" right and run 225.83 feet along a white painted line to a 1/2" rebar; thence turn 32°57'17" right and run 106.33 feet along a white painted line to a 1/2" rebar; thence turn 17°22'42" right and run 394.78 feet along a white painted line to a 1/2" rebar; thence turn 11°20'14" right and run 140.25 feet along a white painted line to a 1/2" crimped pipe; thence turn 18°30'54" right and run 180.83 feet along a white painted line to a 1/2" rebar on the Easterly boundary of aforementioned Shelby County Road #57, said point being on a curve concave right, having a delta angle of 15°06'30" and tangents of 94.70 feet; thence turn 125°26'06" right and run a chord distance of 173.43 feet to a 1/2" rebar at the P.T.; thence turn 06°58'30" right and run 525.82 feet along said road boundary to a 1/2" rebar at the P.C. of a curve concave left, having a delta angle of 17°51'43" and tangents of 181.29 feet; thence turn 08°55'51" left and run a chord distance of 358.18 feet to a 1/2" rebar at the P.T.; thence turn 08°55'52" left and run 58.55 feet along said road boundary to the point of beginning of herein described parcel of land, containing 6.35 acres, situated in the N1/2-NW1/4 of Section 23, T18S-R2E, Shelby County, Alabama, subject to rights-of-way and easements of record.