

Send Tax Notice To: Ridgeview, LLC
2000 Forest Cove Drive
✓ Birmingham, Alabama 35244

STATE OF ALABAMA)
)
SHELBY COUNTY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the principal sum of TWO HUNDRED FORTY-ONE THOUSAND NINE HUNDRED TWENTY AND 00/100 (\$ 241,920.00) DOLLARS, the receipt and sufficiency of which is hereby acknowledged, in hand paid to the undersigned Grantor, SHERMAN HOLLAND, JR., (herein referred to as Grantor), in hand paid by the Grantee herein, the said Grantor does by these presents, grant, bargain, sell and convey unto RIDGEVIEW, LLC, (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

See Exhibit "A". hereto attached and made a part hereof the same as if fully set out herein for a more complete description of the property herein conveyed.

Subject to: 1. Ad Valorem Taxes for the Year 2005 and subsequent years not yet due and payable. 2. Transmission line permits to Alabama Power Company as Recorded in Deed Book 101, Page 125; Deed Book 101, Page 126; Deed Book 101, Page 127; Deed Book 130, Page 185; Deed Book 113, Page 17; Deed Book 117, Page 125; Deed Book 130, Page 215; Deed Book 138, Page 155 and Deed Book 138, Page 198, in Probate Office. 3. Easement to South Central Bell as recorded in Deed Book 336, Page 238, in Probate Office. 4. Right of Way to Shelby County as recorded in Deed Book 296, Page 17, in Probate Office. 5. Right of Way to Warren & Adams as shown in Deed Book 15, Page 60, in Probate Office. 6. Right of Way to Longview Lime as recorded in Deed Book 17, Page 132 and Deed Book 60, Page 109, in Probate Office. 7. Water rights as shown in deed recorded in Deed Book 60, Page 109, in Probate Office. 8. All other matters of public record. 9. Any prior reservation or conveyance, together with release of damages of minerals of every kind and character, including but not limited to , gas, oil, sand and gravel in, on and under subject property.

THE PROPERTY HEREIN CONVEYED IS NOT NOW, NOR HAS IT EVER BEEN THE HOMESTEAD PROPERTY OF THE GRANTOR, HIS SPOUSE OR ANY MEMBER OF HIS FAMILY.

TO HAVE AND TO HOLD the above property unto the said Grantee, its successors and assigns forever.

And said Grantor does for himself, and for his heirs, executors and administrators covenant with said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of said premises, that they are free from all encumbrances, except as shown above, that he has a good right to sell and convey the same as aforesaid, and that he will and his 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, the GRANTOR, has hereunto set his signature and seal, this 6th day of January, 2005.

 (SEAL)
Sherman Holland, Jr.

STATE OF ALABAMA)
)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sherman Holland, Jr., whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of January, 2005.


Notary Public

This instrument was prepared by:
John Burdette Bates, Attorney at Law
#10 Office Park Circle, Suite 122
Birmingham, Alabama 35223

EXHIBIT "A"

PARCEL 1B:

Commence at the Southeast Corner of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 17, said point being the POINT OF BEGINNING; thence South 88 degrees 18 minutes 23 seconds West, a distance of 374.57 feet; thence continue Westerly along said line, a distance of 530.33 feet; thence continue Westerly along said line, a distance of 465.10 feet to the Southwest Corner of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 17; thence North 02 degrees 32 minutes 03 seconds West, a distance of 665.53 feet; thence East 84 degrees 15 minutes 16 seconds East, a distance of 1058.04 feet; thence South 44 degrees 50 minutes 37 seconds East, a distance of 119.25 feet; thence South 64 degrees 33 minutes 53 seconds East, a distance of 19.78 feet; thence North 87 degrees 14 minutes 31 seconds East, a distance of 19.73 feet; thence North 64 degrees 56 minutes 03 seconds East, a distance of 16.64 feet; thence North 51 degrees 36 minutes 40 seconds East, a distance of 51.65 feet; thence North 58 degrees 21 minutes 17 seconds East, a distance of 58.12 feet; thence North 69 degrees 18 minutes 09 seconds East, a distance of 34.60 feet; thence North 81 degrees 03 minutes 15 seconds East, a distance of 31.93 feet; thence East, a distance of 164.53 feet to the point of curve of a non tangent curve to the left, having a radius of 1027.34 feet, a central angle of 10 degrees 40 minutes 34 seconds and subtended by a chord which bears South 02 degrees 37 minutes 40 seconds West a chord distance of 191.15 feet, thence along arc of said curve a distance of 191.43 feet; thence South 02 degrees 42 minutes 37 seconds East, a distance of 145.98 feet to a point of curve to the left having a radius of 1427.34 feet, a central angle of 06 degrees 26 minutes 55 seconds, and subtended by chord which bears South 05 degrees 36 minutes 04 seconds East a chord distance of 160.56 feet, thence along arc of said curve a distance of 160.65 feet; thence South 09 degrees 09 minutes 32 seconds East, a distance of 83.50 feet to a point of curve to the left having a radius of 302.34 feet, a central angle of 24 degrees 14 minutes 47 seconds, and subtended by a chord which bears South 21 degrees 16 minutes 55 seconds East a chord distance of 126.99 feet, thence along arc of said curve a distance of 127.94 feet; thence South 81 degrees 22 minutes 17 seconds West, a distance of 185.24 feet to the POINT OF BEGINNING.

Now Known as part of Lot 2, according to the survey of Camp Branch Farms, as recorded in Map Book 28, Page 85, in the Probate Office of Shelby County, Alabama.

PARCEL 2A:

Commence at the Northeast Corner of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 17; thence South 88 degrees 18 minutes 23 seconds West, a distance of 374.57 feet to the POINT OF BEGINNING; thence South 03 degrees 22 minutes 20 seconds East, (Meas) South 00 degrees 19 minutes 34 seconds East (Map), a distance of 399.69 feet (Meas) 404.03 feet (Map); thence South 84 degrees 05 minutes 05 seconds West, a distance of 290.68 feet; thence North 05 degrees 37 minutes 07 seconds West, a distance of 90.18 feet; thence South 84 degrees 46 minutes 57 seconds West, a distance of 237.38 feet; thence North 03 degrees 11 minutes 36 seconds West (Meas) North 00 degrees 13 minutes 38 seconds West (Map), a distance of 345.66 feet (Meas) 327.00 feet (Map); thence North 88 degrees 18 minutes 23 seconds East, a distance of 530.33 feet to the POINT OF BEGINNING.

Now known as Lot 1, according to the survey of Camp Branch Farms, as recorded in Map Book 28, Page 85, in the Probate Office of Shelby County, Alabama.

All being situated in Shelby County, Alabama.