



20050114000022920 Pg 1/3 641.00
Shelby Cnty Judge of Probate, AL
01/14/2005 10:25:00 FILED/CERTIFIED

TAX NOTICE TO:
Bolivar Creek, LLC
509 Highway 74
Chelsea, Alabama 35043

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Six Hundred Twenty-Three Thousand Eight Hundred Eighty-Nine Dollars (\$623,889.00) to the undersigned Grantor, **COVERED BRIDGE TIMBER, INC.**, an Alabama corporation, in hand paid by **BOLIVAR CREEK, L.L.C.**, a limited liability company, herein referred to as Grantee, the receipt of which is hereby acknowledged, the said Covered Bridge Timber, Inc. does by these presents, grant, bargain, sell and convey unto Bolivar Creek, L.L.C., the following described real estate situated in Shelby County, Alabama, to-wit:

Trace No. 1:

Commence at a ½" rebar in place being the Northeast corner of Section 16, Township 21 South, Range 1 East, Shelby County, Alabama, said point being the point of beginning. From this beginning point proceed North 89°20'21" West along the North boundary of said Section 16 for a distance of 2632.43 feet to a ½" crimp top pipe in place being the Northwest corner of the Northwest one-fourth of the Northeast one-fourth of said Section 16; thence proceed South 00°01'15" East along the West boundary of said Northwest one-fourth of the Northeast one-fourth and along the West boundary of the Southwest one-fourth of the Northeast one-fourth for a distance of 2656.94 feet to a ½" crimp top pipe in place being the Southwest corner of said Southwest one-fourth of the Northeast one-fourth; thence proceed South 89°40'52" East along the South boundary of the Southwest one-fourth of the Northeast one-fourth and along the South boundary of the Southeast one-fourth of the Northeast one-fourth for a distance of 2622.18 feet (set ½" rebar) to a point on the Westerly right-of-way of Shelby County Highway No. 7; thence proceed North 00°03'42" West along the Westerly right-of-way of said road for a distance of 1320.60 feet to the P.C. of a concave curve right having a delta angle of 43°12'53" and a radius of 1934.48 feet; thence proceed Northeasterly along the curvature of said curve and along the Westerly right-of-way of said road for a chord bearing and distance of North 22°57'29" East, 1424.72 feet to its point of intersection with the North boundary of Section 15 (set ½" rebar); thence proceed North 89°05'02" West along the North boundary of said Section 15 for a distance of 545.22 feet to the point of beginning.

The above described land is located in the Northeast one-fourth of Section 16 and the Northwest one-fourth of the Northwest one-fourth of Section 15, Township 21 South, Range 1 East, Shelby County, Alabama.

Tract No. 2:

Commence at a ½" rebar in place being the Northwest corner of Section 15, Township 21 South, Range 1 East, Shelby County, Alabama; thence proceed South 89°05'02" East along the North boundary of said Section 15 for a distance of 657.79 feet (set ½" rebar) to a point on the Easterly

right-of-way of Shelby County Highway No. 7; thence continue South 89°05'02" East along the North boundary of said Section for a distance of 693.14 feet to a 1" crimp top pipe in place being the Northeast corner of the Northwest one-fourth of the Northwest one-fourth; thence proceed South 00°08'01" East along the East boundary of said quarter-quarter section for a distance of 1321.95 feet to a 1" crimp top pipe in place; thence proceed North 89°02'37" West along the South boundary of said quarter-quarter section for a distance of 1284.57 feet to a point on the Easterly right-of-way of said road (set ½" rebar), said point the P.C. of a concave curve right having a delta angle of 45°35'49" and a radius of 1854.48 feet; thence proceed Northeasterly along the curvature of said curve and along the Westerly right-of-way of said road for a chord bearing and distance of North 24°09'40" East, 1437.18 feet to its point of intersection with the North boundary of Section 15 and the point of beginning.

The above described land is located in the Northwest one-fourth of the Northwest one-fourth of Section 15, Township 21 South, Range 1 East, Shelby County, Alabama.

According to the survey of James M. Ray, AL. Reg. No. 18383, dated 15th day of December, 2004.

Subject to:

1. Mineral and mining rights not owned by the Grantor.
2. Pole line permits to Alabama Power company in Deed Book 131, page 511.
3. Any part of subject property lying within the right-of-way of a public road.

TO HAVE AND TO HOLD to the said Grantee, its successors and assigns forever.

And the said Grantor does for itself, its successors and assigns, covenant with the said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances; that it has a good right to sell and convey the same as aforesaid; and that it will and its successors and assigns 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 said Covered Bridge Timber, Inc., by its President, John D. Potter, who is authorized to execute this conveyance, has hereto set his signature and seal on behalf of and as an authorized act for the corporation, this 11th day of January, 2005.

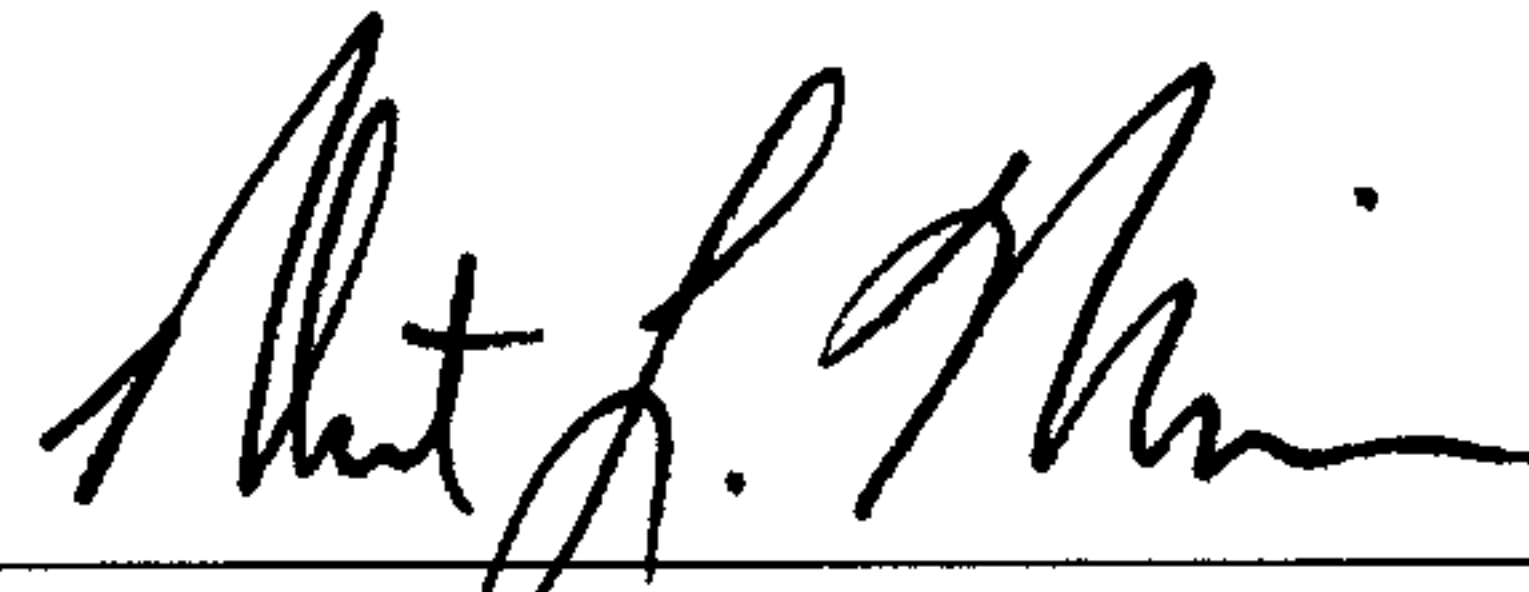
Covered Bridge Timber, Inc., a corporation

BY:  (L.S.)
John D. Potter, President

STATE OF ALABAMA
ST. CLAIR COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that John D. Potter, whose name as President of Covered Bridge Timber, Inc., a corporation, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 11th day of January, 2005.

A handwritten signature in black ink, appearing to read "Notary Public", written over a horizontal line.

Notary Public

THIS INSTRUMENT PREPARED BY:
CHURCH, SEAY & MINOR, P.C.
1609 Cogswell Avenue
Pell City, Alabama 35125