

**SEND TAX NOTICES TO:**

Janice S. Jordan

**STATUTORY WARRANTY DEED**

STATE OF ALABAMA  
COUNTY OF SHELBY

152,000  
**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of Ten and 00/100 Dollars (\$10.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, **SHELBY SPRINGS ROAD, L.L.C.** (herein referred to as "Grantor"), hereby grants, bargains, sells, and conveys unto **Janice S. Jordan** (herein referred to as "Grantee"), the following described real estate situated in Shelby County, Alabama, to wit:

**PARCEL 7-8**

Commence at a 4" x 4" concrete monument in place being the Northwest corner of the Northwest ¼ of the Southwest ¼ of Section 31, Township 21 South, Range 1 West, Shelby County, Alabama; thence proceed South 00 degrees 03 minutes 56 seconds West along the West boundary of the Southwest ¼ of Section 31, Township 21 South, Range 1 West, Shelby County, Alabama, for a distance of 2,248.04 feet to a ½" rebar; thence proceed North 88 degrees 45 minutes 44 seconds East for a distance of 1,314.87 feet to the Point of Beginning. From this beginning point proceed North 88 degrees 37 minutes 01 seconds East for a distance of 351.47 feet; thence proceed North 88 degrees 35 minutes 54 seconds East for a distance of 169.47 feet; thence proceed South 75 degrees 27 minutes 02 seconds East for a distance of 251.87 feet; thence proceed South 34 degrees 27 minutes 33 seconds East for a distance of 83.04 feet; thence proceed South 80 degrees 00 minutes 42 seconds East for a distance of 375.36 feet; thence proceed North 36 degrees 11 minutes 52 seconds East for a distance of 357.03 feet; thence continue North 36 degrees 11 minutes 52 seconds East for a distance of 353.08 feet; thence proceed North 47 degrees 10 minutes 35 seconds East for a distance of 202.08 feet; thence proceed North 32 degrees 22 minutes 14 seconds West for a distance of 285.63 feet; thence proceed North 64 degrees 05 minutes 32 seconds West for a distance of 93.94 feet; thence proceed North 44 degrees 29 minutes 01 seconds West for a distance of 635.11 feet; thence proceed South 82 degrees 49 minutes 28 seconds West for a distance of 772.57 feet to a ½" rebar; thence proceed South 82 degrees 49 minutes 28 seconds West for a distance of 162.90 feet; thence proceed South 14 degrees 39 minutes 14 seconds West for a distance of 202.74 feet; thence proceed South 30 degrees 52 minutes 08 seconds East for a distance of 27.32 feet; thence proceed South 36 degrees 14 minutes 29 seconds West

for a distance of 212.96 feet; thence proceed South 01 degree 53 minutes 48 seconds East for a distance of 753.88 feet to the Point of Beginning

The above described land is located in the SE ¼ of SW ¼, in the SW ¼ of SE ¼, SW ¼ of SW ¼, in the NE ¼ of SW ¼, and in the NW ¼ of the SW ¼ of Section 31, Township 21 South, Range 1 West, Shelby County, Alabama and contains 42.02 acres

SUBJECT TO: i) taxes due and payable October 1, 2005; ii) riparian rights, if any, in and to the use of Camp Branch Creek; iii) right of ways for Norfolk Southern Railroad; iv) restrictions covenants and conditions set out in instrument recorded as Instrument No. 2001-18706; v) easement to Alabama Power Company shown by instrument recorded as Instrument 1995-7104; and vi) Declaration of Easements, Protective Covenants and Restrictions for Heritage Lakes, a Residential Subdivision as recorded as Instrument 20050214000071380 in the Office of the Judge of Probate of Shelby County, Alabama.

**TO HAVE AND TO HOLD** the described premises to Grantee, her heirs, executors, successors and assigns forever.

**AND THE GRANTOR** will warrant and forever defend the right and title to the above described property unto the Grantee against the claims of Grantor and all others claiming by or under Grantor.

**IN WITNESS WHEREOF**, the Grantor has signed and sealed this Deed on the 10 day of February, 2005.

**SHELBY SPRINGS ROAD, L.L.C.**

BY Donald W. Murphy, Jr.  
Donald W. Murphy, Jr. (Manager)

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Donald W. Murphy, Jr., whose name as Manager of SHELBY SPRINGS ROAD, L.L.C., a limited liability company, 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, as such manager, and with full authority, executed the same voluntarily, as an act of said company, acting in its capacity as aforesaid.

Given under my hand and official seal, this the 10 day of February, 2005.

William V. Hines  
NOTARY PUBLIC

My Commission Expires: 6/7/07

THIS INSTRUMENT PREPARED BY AND AFTER  
RECORDATION SHOULD BE RETURNED TO:

William B. Hairston III  
Engel, Hairston, & Johanson P.C.  
P.O. Box 11405  
Birmingham, AL 35202  
(205) 328-4600