THIS INSTRUMENT PREPARED BY: BOARDMAN, CARR, WEED & HUTCHESON, P.C. 400 BOARDMAN DRIVE CHELSEA, ALABAMA 35043

GRANTEE'S AI
THE CITY OF
P. O. BOX 111
CHELSEA ALA

20050427000200180 1/3 \$18.00 Shelby Cnty Judge of Probate, AL 04/27/2005 09:36:13AM FILED/CERT

CHELSEA, ALABAMA 35043

STATE OF ALABAMA)
GENERAL WARRANTY DEED

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION, this day in hand paid to the undersigned GRANTOR, **Southern Landmark Development, LLC, a limited liability company,** (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **The City of Chelsea,** (hereinafter referred to as GRANTEE), its heirs and assigns, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

See Attached Exhibit A for Legal Description

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

NOTE: THE PREPARER HAS NOT RESEARCHED THE TITLE TO SUBJECT PROPERTY.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, its heirs and assigns forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

GRANTOR FURTHER WARRANTS that this deed is duly authorized and executed as required by and according to the terms of Grantor's Articles of Organization, as amended, and Operating Agreement, as amended.

IN WITNESS WHEREOF, said GRANTOR has hereunto set their hand and seal this the day of February, 2005.

Southern Landmark Development, LLC

By: Michael L. Wood, Member

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Michael L. Wood, whose name as Member of Southern Landmark Development, LLC, a 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 Instrument, he, as such Member and with full authority, executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the ______ day of February, 2005.

NOTARY PUBLIC

My Commission Expires:

Exhibit A

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A parcel of land situated in the SW 1/4 of the SE 1/4 of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the NW corner of the Sw 1/4 of the SE 1/4 of Section 27, Township 19 South, Range 1 West; thence North 87 deg. 49 min. 35 sec. East along the North line of said 1/4 1/4 section, a distance of 658.47 feet; thence south 02 deg. 10 min. 25 sec. East, a distance of 297.50 feet to the Northerly right of way line of Chesser Crane Road (80 foot right of way); thence South 42 deg. 46 min. 37 sec. East, a distance of 64.63 feet to the point of beginning; thence continue along the last described course, a distance of 80.00 feet; thence south 47 deg. 13 min. 23 sec. West a distance of 65.00 feet; thence North 42 deg. 46 min. 37 sec. East a distance of 80.00 feet; thence North 47 deg. 13 min. 23 sec. East a distance of 65.00 feet; to the point of beginning. Containing 0.12 acres, more or less.

All being situated in Shelby County, Alabama.

