

This instrument was prepared by
Law Firm *Brent Thornley*
Maddox, Thornley & Sanders
Jasper, Alabama 35501

SEND TAX NOTICE TO:

✓ (Name) Sterling Investments, Ltd.
(Address) P.O. Box 530441

Bethel, AL 35253



20050705000333700 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
07/05/2005 12:06:13PM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars and other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, Beverly McKenna, a single woman (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Sterling Capital Land I, LLC, a limited liability company (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A Non-Exclusive Easement for ingress and egress over and across that property described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEEs, its heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said GRANTEEs, its heirs and assigns forever, against the lawful claims of all persons.

JUNE IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 17 day of June, 2005.

Beverly McKenna (Seal)
Beverly McKenna

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that Beverly McKenna, a single woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of JUNE, 2005.

Marcia J. Givens
NOTARY PUBLIC

MY COMMISSION EXPIRES JANUARY 9, 2007

My Commission expires: _____

Exhibit "A"

20050705000333700 2/2 \$15.00
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An easement lying in the Northwest quarter of the Northeast quarter of Section 10, Township 24 North, Range 15 East, Shelby County, Alabama and being more particularly described as follows:

Commence at a $\frac{1}{2}$ " rebar set at the Southeast corner of the Northwest quarter of the Northeast quarter of said Section 10; thence South 87 degrees 42 minutes 04 seconds West along the South line of said quarter-quarter a distance of 110 feet to the point of beginning of an ingress/egress and utility easement being 60 feet in width and lying 30 feet each side of the following described center line; thence North 16 degrees 01 minutes 29 seconds West a distance of 200 feet to a point; thence North 30 degrees 49 minutes 06 seconds West a distance of 110 feet to a point; thence Northeast a distance of 230 feet, more or less, to the point of ending on the southerly right-of-way line of county highway 46. Point of intersection being 100 feet from the intersection of the East line of said quarter-quarter with the southerly right-of-way of county highway 46. Said easement containing 0.75 acres, more or less.

Shelby County, AL 07/05/2005
State of Alabama
Deed Tax:\$1.00