20050712000347450 1/4 $23.00
Shelby Cnty Judge of Probate,AL
07/12/2005 09:30:01AM FILED/CERT

Send tax notice to:
Daniel L. Wolfe
Richard J. Smaha
Macon W. Taylor
Jason Zarzaur

This instrument prepared by:
James R. Moncus Jr., L.L.C.
1313 Alford Avenue
Birmingham, AL 35226

CORPORATE WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty Five Thousand and No/Dollars ($135,000.00) in hand paid to the undersigned, South Shelby Baptist Church, an Alabama Not for Profit Corporation, (hereinafter referred to as the "Grantor") by Daniel L. Wolfe, a married man, Richard J. Smaha, a married man, Macon W. Taylor, a married man, and Jason Zarzaur, a married man, (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the said Grantor does, by these presents, grant, bargain, sell and convey unto the Grantee, as tenants in common the following described real estate situated in Shelby County, Alabama, to -wit:

See attached Exhibit "A"

This is not the homestead of the Grantee's nor their spouses.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2005.
2. Restrictions, covenants and conditions as set out in instrument(s) recorded in the Probate Office.
3. Rights of Way and easements to Alabama Power Company as recorded in the Probate Office.
4. Easements or Encroachments as shown by recorded plat.

$391,000.00 of the purchase price of this property and said adjoining property was paid from a mortgage loan closed simultaneously with delivery of both deeds made simultaneously herewith.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; 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 Grantee, its successors and assigns forever against the lawful claims of all persons.

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IN WITNESS WHEREOF, the Grantor, by its Pastor and President, Jack Spinks, who is authorized to execute this conveyance, has hereunto set his signature and seal on this the 30th day of June, 2005.

South Shelby Baptist Church

By: Jack Spinks
Its: Pastor and Pres.

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jack Spinks, whose name as Pastor and President of South Shelby Baptist Church, an Alabama Not for Profit Corporation, 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 the instrument, 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 the 30th day of June, 2005.

Notary Public
My Commission Expires: 02/23/2008

[NOTARIAL SEAL]

20050712000347450 3/4 $23.00
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EXHIBIT "A"

Parcel I:

Parcel A

A parcel of land located in the Southwest ¼ of Section 3, Township 24 North, Range 12 East, Shelby County, Alabama, being more particularly described as follows:

Commence at an iron pin found at the Northwesterly most corner of Lot 8 of Canterbury Estates First Addition as recorded in Map Book 16, Page 67, in the Office of the Judge of Probate, Shelby County, Alabama; thence run Southeasterly along the west boundary of said Canterbury Estates First Addition 613.10 feet to break point on Lot 4 of said subdivision and the point of beginning, an iron pin with yellow plastic cap set; thence turn a left interior angle of 49°10'04" from the previous course and run northwesterly for a distance of 429.43 feet to a ½" iron pin with yellow plastic cap set at the intersection with a wire fence; thence turn an right interior angle of 102°42'57" and run southwesterly along and with said wire fence for a distance of 347.00 feet to a 1" crimped iron pipe found on the northeasterly edge of a right of way for a public road; thence turn a right interior angle of 64°04'34" and run southeasterly for a distance of 500.16 feet to a ½-inch iron pin found; thence turn a right interior angle of 108°01'20" and run northeasterly for a distance of 225.00 feet to the point of beginning, making a closing right interior angle of 85°11'09".

Parcel B

A parcel of land located in the Southwest ¼ of Section 3, Township 24 North, Range 12 East, Shelby County, Alabama, being more particularly described as follows:

Begin at an iron pin found at the northwesterly most corner of Lot 8 of Canterbury Estates First Addition as recorded in Map Book 16, Page 67, in the Office of the Judge of Probate, Shelby County, Alabama; thence run Southeasterly along the west boundary of said Canterbury Estates First Addition 613.10 feet to break point on Lot 4 of said subdivision and the point of beginning, an iron pin with yellow plastic cap set; thence turn a left interior angle of 49°10'04" and run northwesterly for a distance of 429.43 feet to a ½" iron pin with yellow plastic cap set at the intersection with a wire fence; thence turn a left interior angle of 77°17'03" and run northeasterly along and with said wire fence for a distance of 327.21 feet to an iron pin found; thence turn a left interior angle of 209°26'04" and run northeasterly for a distance of 151.09 feet to the point of beginning, making a closing left interior angle of

20050712000347450 4/4 $23.00
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24°06'49".

Utility Easement

The above parcels are subject to a utility easement 30 feet in width situated on the property. Said easement runs along the southwesterly end boundary of Stratford Road and along the southwesterly boundary of Lot 4 in Canterbury Estates First Addition as recorded in Map Book 16, Page 67, in the Office of the Judge of Probate, Shelby County, Alabama.

Also a non-exclusive right of way, described as follows:

A parcel of land located in the Southwest ¼ of Section 3, Township 24 North, Range 12 East, Shelby County, Alabama. Commence at the Northwesterly most corner of Lot 8 of Canterbury Estates, First Addition, as recorded in Map Book 16, Page 67, in the Office of the Judge of Probate, Shelby County, Alabama; thence run Southeasterly along the west boundary of said Canterbury Estates, First Addition, 613.10 feet to break point on Lot 4 of said subdivision; thence turn right 45 degrees 38 minutes 47 seconds leaving said subdivision boundary in a southwesterly direction 225.00 feet; thence turn right 71 degrees 58 minutes 40 seconds and run Northwesterly 213.33 feet to the point of beginning of a 60' right of way; thence continue along last course 286.83 feet to a point on an existing 60' right of way; thence turn left 64 degrees 04 minutes 34 seconds and run Southwesterly along the end of said existing right of way 62.59 feet; thence turn left 106 degrees 33 minutes 14 seconds and run southeasterly 22.78 feet; thence turn left 9 degrees 23 minutes 02 seconds and run Southeasterly 281.34 feet; thence turn 99 degrees 49 minutes 19 seconds and run 50.89 feet to the point of beginning.