

Shelby County, AL 09/16/2005

State of Alabama

Deed Tax: \$135.00

THIS INSTRUMENT PREPARED BY:

Wallace, Ellis, Fowler & Head
P O Box 587
Columbiana, AL 35051

SENT TAX NOTICE TO:

P.O. Box 1928
Pelham, AL 35124

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

) KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

)

That in consideration of **ONE HUNDRED THIRTY FIVE THOUSAND AND NO/100-----DOLLARS (\$135,000.00)**, to the undersigned grantor, **Mid-Ohio Securities Corporation, Custodian FBO Kenneth R. Lucas**, a corporation, in hand paid by **Magnum Properties, LLC**, the receipt of which is hereby acknowledged, the said **Mid-Ohio Securities Corporation, Custodian FBO Kenneth R. Lucas**, does by these presents, grant, bargain, sell and convey unto the said **Magnum Properties, LLC** the following real estate, situated in Shelby County, Alabama, described as follows:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Subject to taxes for 2006 and subsequent years, easements, restrictions, rights of way and permits and mineral reservations or exceptions of record.

TO HAVE AND TO HOLD, To the said Grantees, his, her, their (its), heirs and assigns forever.

And said **Grantor**, does for itself, its successors and assigns, covenant with said **Grantees**, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted 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 said **Grantees**, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said grantor **Mid-Ohio Securities Corp., Custodian FBO Kenneth R. Lucas**, by Leonard J. Gibel, its Secretary, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 14 day of September, 2005.

**Mid-Ohio Securities Corporation, Custodian FBO
Kenneth R. Lucas**

BY:

LEONARD J. GIBEL Its
SECRETARY

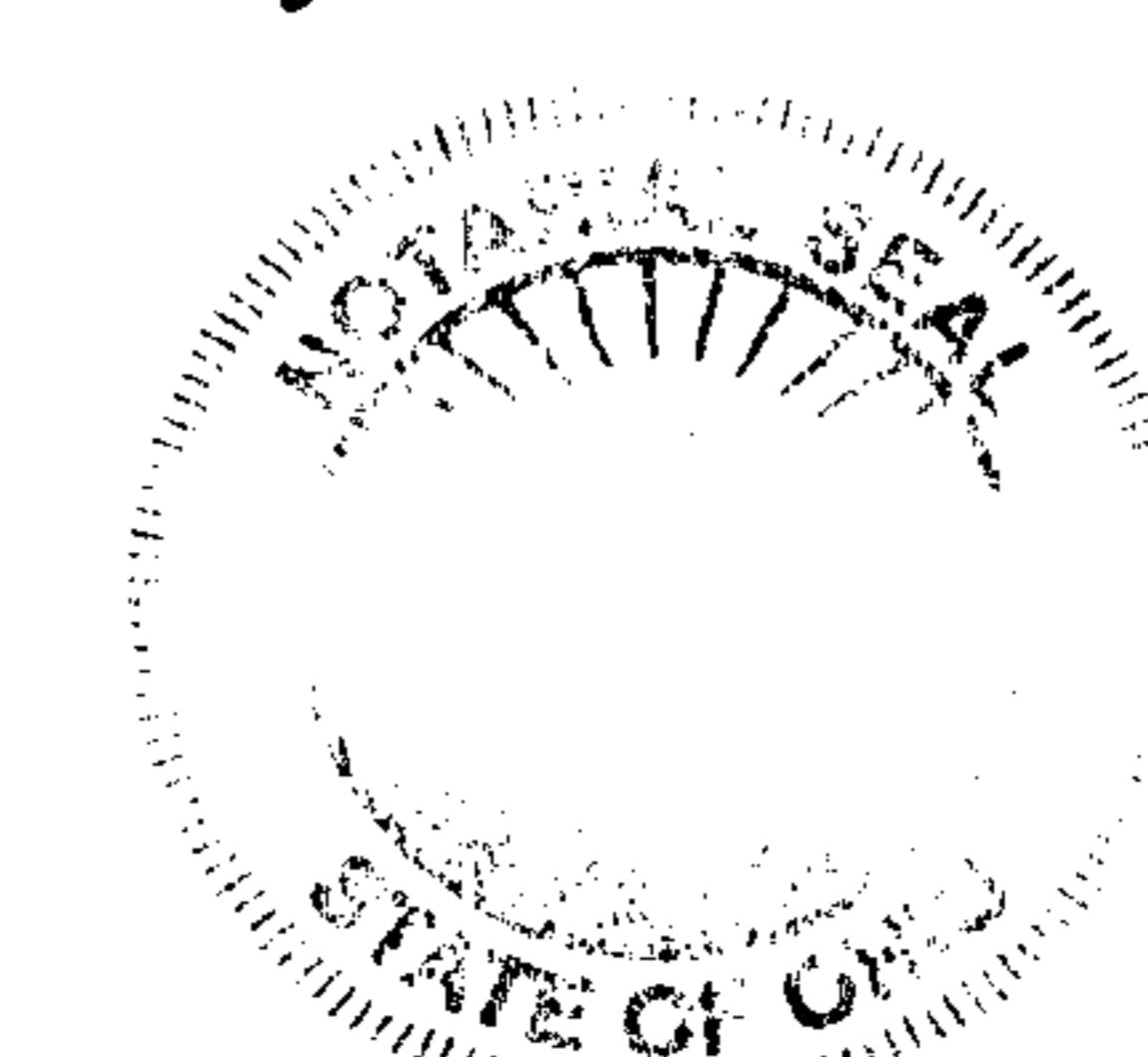
STATE OF Ohio.
COUNTY LORAIN

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Leonard J. Gibel, whose name as Secretary of Mid-Ohio Securities Corp., Custodian FBO Kenneth R. Lucas, 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 of the conveyance, 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 14 day of September, 2005.

LMOKS

Notary Public



LORI OKES

Notary Public

My Commission Expires Oct. 24, 2009

My Commission Expires

Oct. 24, 2009

My Commission Expires: 10-24-09



20050916000482990 2/2 \$149.00
Shelby Cnty Judge of Probate, AL
09/16/2005 03:14:07PM FILED/CERT

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL I:

All that part of the Northwest Diagonal Half of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 7, Township 20 South, Range 1 West, lying South of Shelby County Road No. 36.

PARCEL II:

From a 1" pipe accepted as the Southeast corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12, Township 20 South, Range 2 West, being the POINT OF BEGINNING of herein described parcel of land, sighting a concrete monument accepted as the Northeast corner of said SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, turn thence 89 deg. 42 min. 02 sec. left and run 652.03 feet along the accepted South boundary of said SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ to an axle; thence turn 115 deg. 56 min. 51 sec. right and run 1006.37 feet to a 1/2" rebar; thence turn 63 deg. 47 min. 43 sec. right and run 101.77 feet to a 1/2" rebar on the Southwesterly boundary of Shelby County Highway No. 36 (80' R.O.W.), said point being on a curve concave left having a delta angle of 30 deg. 34 min. 57 sec. and tangents of 158.57 feet to the East boundary of said SE $\frac{1}{4}$ of NE $\frac{1}{4}$; thence run South 00 deg. 39 min. 51 sec. East to the South line of said SE $\frac{1}{4}$ of NE $\frac{1}{4}$ to the POINT OF BEGINNING.

All being situated in Shelby County, Alabama.

The above described parcel is the same property purchased by Mid-Ohio Securities Corp., Custodian for the benefit of Kenneth R. Lucas Self Directed IRA on January 3, 2001, as shown by deed recorded as Inst. No. 2001-00220 in Probate Office.