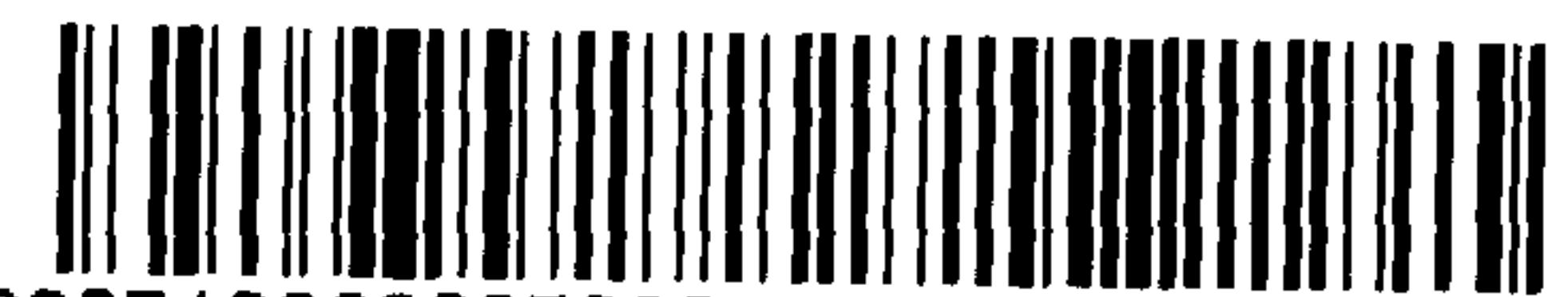


Send Tax Notice To:  
H & H PROPERTIES, LLC  
1302 Elm Circle  
Alabaster, AL 35007

This instrument was prepared by:  
Mike T. Atchison  
P O Box 822  
Columbiana, AL 35051

**WARRANTY DEED**



20051006000522230 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
10/06/2005 01:06:20PM FILED/CERT

STATE OF ALABAMA )  
SHELBY COUNTY )

**KNOW ALL MEN BY THESE PRESENTS**

That in consideration of **ONE HUNDRED SEVENTY THOUSAND NINE HUNDRED TEN and NO/00 (\$170,910.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

**ANN HODGENS, A SINGLE WOMAN**

grant, bargain, sell and convey unto,

**H & H PROPERTIES, LLC**

the following described real estate, situated in: SHELBY County, Alabama, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION.

Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

This property constitutes no part of the homestead of the grantor, or of his spouse.

Subject to taxes for 2005 and subsequent years, easements, restrictions, rights of way and permits of record.

\$170,910.00 of the above-recited consideration was paid from a first mortgage recorded simultaneously herewith.

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

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

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal this 26<sup>TH</sup> day of SEPTEMBER, 2005.

Ann Hodgens  
ANN HODGENS

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned authority, MICHAEL T ATCHISON, a Notary Public in and for said County, in said State, hereby certify that

**ANN HODGENS**

whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26<sup>TH</sup> day of September, 2005.

Michael T. Atchison  
Notary Public

My Commission Expires: 10-16-08

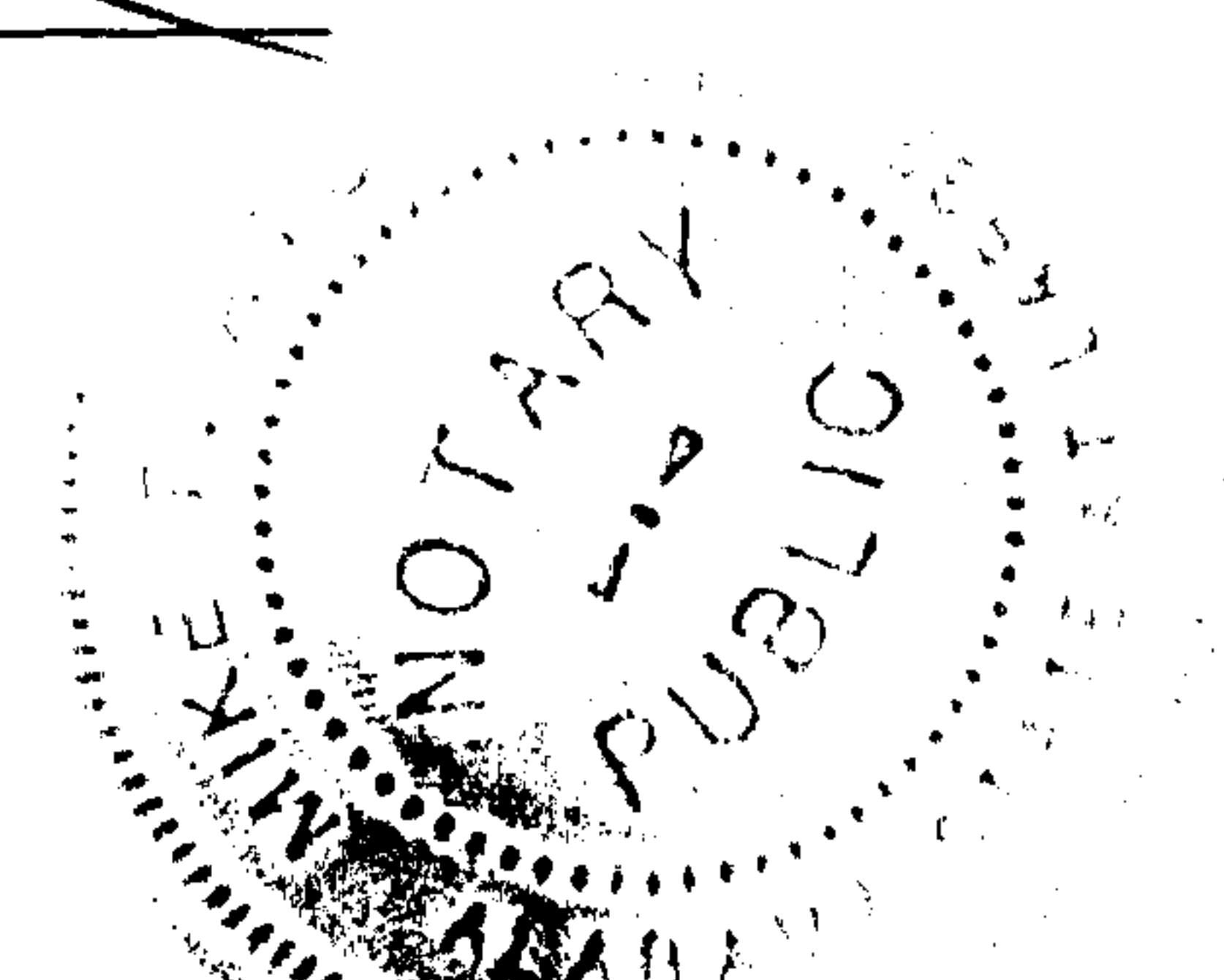


EXHIBIT "A"  
LEGAL DESCRIPTION

A parcel of land situated in Section 36, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Northeast corner of the Northwest Quarter of the Northwest Quarter of said Section 36; thence run South 00 degrees 47 minutes 15 seconds East for a distance of 519.52 feet; thence run South 89 degrees 12 minutes 45 seconds West for a distance of 1367.14 feet; thence run North 01 degrees 53 minutes 01 seconds West for a distance of 126.86 feet to a point on the Southerly right of way line of Firetower Road (County Highway 331), 60-foot right of way; thence run North 67 degrees 55 minutes 54 seconds East for a distance of 143.49 feet to the point of curvature of a curve to the left, said curve having a radius of 186.23 feet; thence run Northeasterly along the arc of said curve for an arc length of 23.53 feet (delta angle of 7 degrees 14 minutes 26 seconds, chord length of 23.52 feet, chord bearing of North 64 degrees 18 minutes 43 seconds East) to a point of tangency of said curve; thence run North 60 degrees 41 minutes 33 seconds East for a distance of 172.94 feet to a point on a curve to right, said curve having a radius of 267.60 feet; thence run Northeasterly along the arc of said curve for an arc length of 86.86 feet (delta angle of 18 degrees 35 minutes 48 seconds, chord length of 86.48 feet, chord bearing of North 69 degrees 59 minutes 29 seconds East) to the point of reverse curvature with a curve to the left, said curve having a radius of 1058.45 feet; thence run Northeasterly along the arc of said curve for an arc length of 69.87 feet (delta angle of 03 degrees 46 minutes 56 seconds, chord length of 69.86 feet, chord bearing of North 77 degrees 23 minutes 56 seconds East) to the point of reverse curvature of a curve to the right, said curve having a radius of 213.97 feet; thence run Northeasterly along the arc of said curve for an arc length of 59.65 feet (delta angle of 15 degrees 58 minutes 19 seconds, chord length of 59.45 feet, chord bearing of North 83 degrees 29 minutes 37 seconds East) to the point of reverse curvature of a curve to the left, said curve having a radius of 156.81 feet; thence run northeasterly along the arc of said curve for an arc length of 96.13 feet (delta angle of 35 degrees 07 minutes 25 seconds, chord length of 94.63 feet, chord bearing of North 73 degrees 55 minutes 05 seconds East) to the point of reverse curvature with a curve to the right, said curve having a radius of 332.20 feet; thence run Northeasterly along the arc of said curve for an arc length of 39.53 feet, delta angle of 06 degrees 49 minutes 04 seconds, chord length of 39.51 feet, chord bearing of North 53 degrees 49 minutes 14 seconds east) to the point of reverse curvature with a curve to the left, said curve having a radius of 52.54 feet; thence run Northerly along the arc of said curve for an arc length of 96.60 feet (delta angle of 105 degrees 20 minutes 25 seconds, chord length of 83.56 feet, chord bearing of North 00 degrees 13 minutes 32 seconds East), to a point of tangency with said curve; thence run North 51 degrees 29 minutes 46 seconds West along said tangent for a distance of 24.34 feet to the point of curvature of a curve to the left, said curve having a radius of 152.63 feet; thence run Northwesterly along the arc of said curve for an arc length of 40.03 feet (delta angle of 15 degrees 03 minutes 36 seconds, chord length of 39.92 feet, chord bearing of North 59 degrees 00 minutes 32 seconds West) to a point of tangency of said curve; thence run North 66 degrees 31 minutes 17 seconds West for a distance of 119.87 feet to a point on the North line of said section 36; thence run south 89 degrees 39 minutes 08 seconds East for a distance of 890.64 feet to the point of beginning.

According to survey of Rodney Y. Shiflett, RLS #21784.

Situated in Shelby County, Alabama.