

THIS INSTRUMENT WAS PREPARED BY:

Richard W. Theibert, Attorney
NAJJAR DENABURG, P.C.
2125 Morris Avenue
Birmingham, Alabama 35203

SEND TAX NOTICE TO:
Highway 55, L.L.C.
160 Yeager Parkway
Suite 200
Pelham, AL 35124

WARRANTY DEED

THE STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY)

That in consideration of **Ten Thousand and no/100 (\$10,000.00) DOLLARS**, in hand paid to the undersigned, Farmer Development, LLC and Building Resources, Inc. (hereinafter referred to as "GRANTOR"), by Highway 55, L.L.C., (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey to the said GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

SEE EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART HEREOF AS IF SET OUT FULLY HEREIN.

Subject to:

1. Ad valorem taxes for the tax year, 2006.
2. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.
3. Right of Way granted to Alabama Power Company by instrument recorded in Volume 103, Page 182.
4. Right of Way granted to Shelby County, recorded in Volume 147, Page 571.
5. Certificate of Annexation Ordinances, recorded as Instrument No. 20051130000620160 and Instrument No. 20051130000620150.

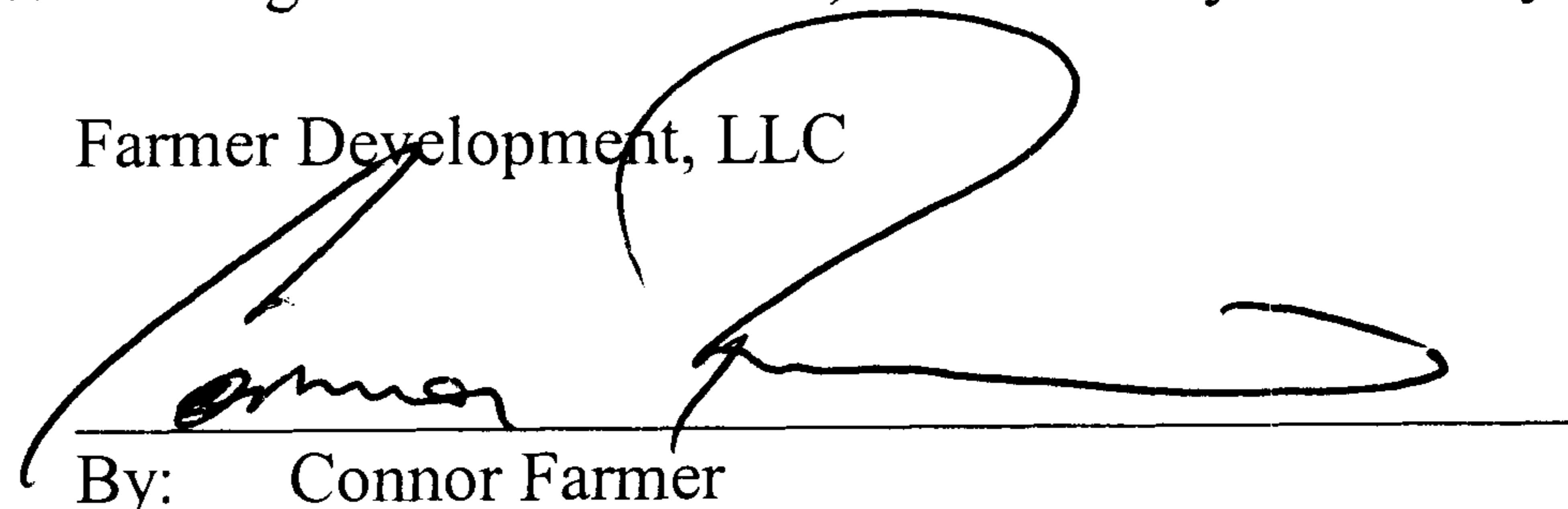
ALL of the consideration recited above was paid by a mortgage loan closed simultaneously with delivery of this deed.

And we do for ourselves and for our successors and assigns covenant with the said GRANTEE, its successors and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our successors and shall warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to the said GRANTEE, its successors and assigns forever.

IN WITNESS WHEREOF, the Sole Member of Farmer Development, LLC and the Officers of Building Resources, Inc. have hereto set their signatures and seals, this 23rd day of January, 2006.

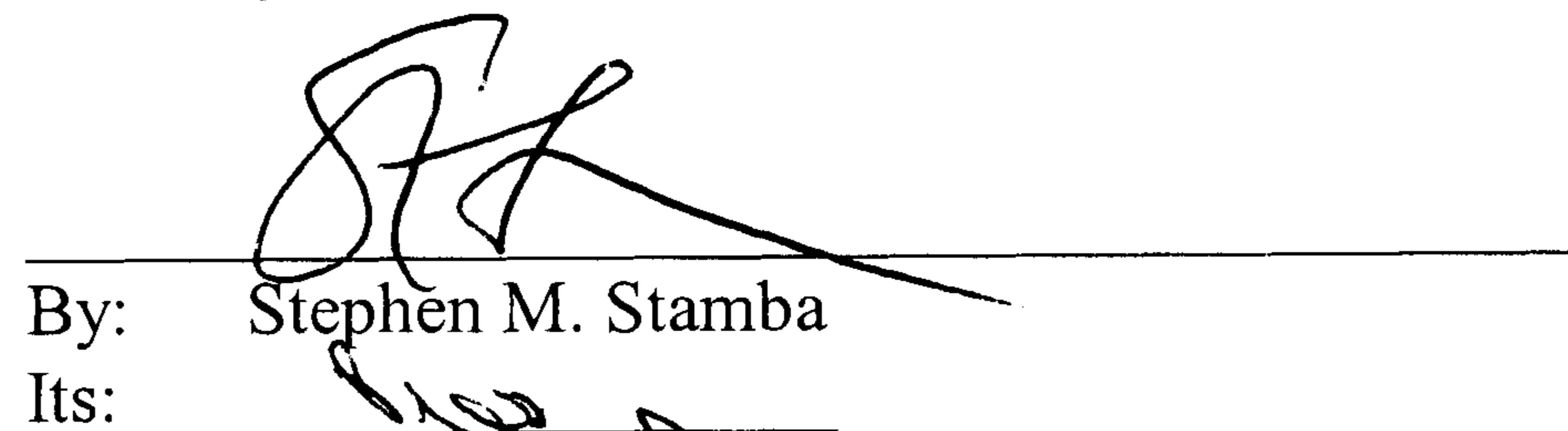
Farmer Development, LLC



By: Connor Farmer

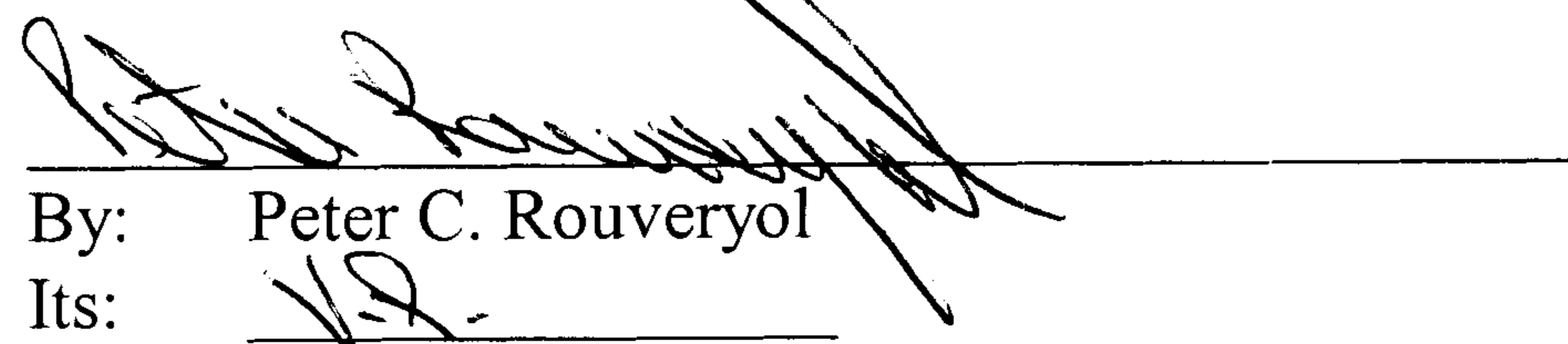
Its: Member

Building Resources, Inc.



By: Stephen M. Stamba


Its: 



By: Peter C. Rouveryol

Its: 

STATE OF ALABAMA)
COUNTY OF JEFFERSON)


20060126000043570 3/4 \$21.00
Shelby Cnty Judge of Probate, AL
01/26/2006 01:23:35PM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Connor Farmer, whose names as Sole Member of Farmer 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 such conveyance, he, as such sole member and with full authority, executed the same for and as the act of said limited liability company.

Given under my hand and official seal this 23rd day of January, 2006.



Notary Public My Commission Expires 5/21/2008
My commission expires: _____

STATE OF ALABAMA)
COUNTY OF JEFFERSON)


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephen M. Stamba, President, and Peter C. Rouveryol, VP, of Building Resources, Inc., a corporation, 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 such conveyance, they, as such officers and with full authority, executed the same for and as the act of said corporation.

Given under my hand and official seal this 23rd day of January, 2006.



Notary Public My Commission Expires 5/21/2008
My commission expires: _____

EXHIBIT "A"


20060126000043570 4/4 \$21.00
Shelby Cnty Judge of Probate, AL
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Commence at the Southwest corner of the Northeast corner of the Northwest quarter of Section 4, Township 20 South, Range 1 East, Shelby County, Alabama and run thence S. 88 degrees 15' 07" E along the South line of said quarter-quarter a distance of 532.08' to a rebar corner and the point of beginning of the property, Parcel -1, being described: Thence continue last described course 801.19' to a found open top pipe corner; thence run S 88 degrees 41' 14" E along the South line of the Northwest quarter of the Northwest quarter of the Northeast quarter of said Section 4 a distance of 1409.04' to a found rebar corner that is the Southeast corner of the Northwest quarter of the Northeast quarter of Section 4; thence run N 01 degree 13' 57" W along the East line of said quarter-quarter a distance of 1318.37' to a found open top pipe corner; thence run N 88 degrees 35' 15" W along the North line of same said quarter-quarter a distance of 1338.54' to a found corner; thence run N 01 degree 23' 59" E along the East line of the Southeast quarter of the Southwest quarter of Section 33, Township 19 South, Range 1 East a distance of 1332.77' to a found steel bar corner; thence run N 87 degrees 20' 48" W along the North line of said quarter-quarter a distance of 1195.86' to a found rebar corner on the Southeast margin of Shelby County Highway No. 55; thence run S 25 degrees 51' 11" W along said margin of said highway 267.52' to a point; thence run S 28 degrees 27' 23" W 180.97' to a point; thence run S 28 degrees 24' 26" W 291.78' to a point; thence run S 29 degrees 22' 31" W 66.27' to a set rebar corner; thence run S 40 degrees 16' 12" E 614.17' to a set rebar corner; thence run S 71 degrees 43' 28" E 634.95' to a set rebar corner. Thence run S 44 degrees 47' 35" E 264.40' to a set rebar corner; thence run S 30 degrees 29' 59" E 141.74' to a set rebar corner; thence run S 12 degrees 48' 47" E 287.37' to a set rebar corner; thence run S 31 degrees 01' 51" W 193.09' to a set rebar corner; thence run S 61 degrees 57' 20" W 590.25' to a set rebar corner; thence run S 01 degree 44' 53" E 267.29' to the point of beginning.