


Reli, Inc.
the TITLE and CLOSING PROFESSIONAL
3595 Grandview Parkway, Suite 800
Birmingham, AL 35243
NYC0600360

This instrument prepared by:

Jack P. Stephenson, Jr.
420 20th Street North, Suite 3100
Birmingham, Alabama 35203


20060720000351150 1/5 \$24.00
Shelby Cnty Judge of Probate, AL
07/20/2006 11:06:35AM FILED/CERT

STATE OF ALABAMA)

SHELBY COUNTY)

**CORRECTIVE
WARRANTY DEED**

WHEREAS, Chelsea Park Properties, Ltd. ("Grantor") previously conveyed to Chelsea Park, Inc. ("Grantee") certain real property located in Shelby County, Alabama, by the warranty deed recorded as Instrument #20060509000217910 in the Office of the Judge of Probate of Shelby County, Alabama, on May 9, 2006; and

WHEREAS, the legal description for the property to be conveyed by the Prior Deed was not correct and Grantor desires to deliver to Grantee this Corrective Warranty Deed to correct the description of the property intended to be conveyed by the Prior Deed;

KNOW ALL MEN BY THESE PRESENTS: That in consideration of ten and no/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantor, Chelsea Park Properties, Ltd., an Alabama limited partnership, in hand paid by the Grantee, Chelsea Park, Inc., an Alabama corporation, the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell and convey unto Grantee fee simple title in and to certain real estate situated in Shelby County, Alabama, being more particularly described on Exhibit A, which is attached hereto and incorporated herein by this reference.

This conveyance is also subject to:

1. 2006 ad valorem taxes which have accrued but are not yet due and payable; and
2. Easements and restrictions of record.

This conveyance is made with the express reservation and condition that the Grantee, for itself and on behalf of its successors, assigns, contractor, permittees, licensees and lessees, hereby releases and forever discharges Grantor, its successors and assigns, from any and all liability claims and causes of action whether arising at law (by contract or tort) or in equity with respect to damage or destruction of property and injury to or death of any person located in, on, or under the surface of or over property herein conveyed, as the case may be, which are caused by, or arise as a result of, past or future soil, subsoil, or other conditions (including, without limitation, sinkholes, underground mines and limestone formations) under or on the subject property, whether contiguous or non-contiguous. Grantee acknowledges that it has made its own independent inspections and investigations of the subject property and is purchasing the property in reliance thereof. For purposes of this paragraph, Grantor shall mean and refer to Chelsea Park Properties, Ltd. and its general partner, Chelsea Park Management, LLC, and (i) the members,

managers, officers, employees and partners of each of them and (ii) any successors and assigns of Chelsea Park Properties, Ltd. and Chelsea Park Management, LLC.


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

IN WITNESS WHEREOF, the said Grantor has duly executed this conveyance on this the 29th day of June, 2006.

CHELSEA PARK PROPERTIES, LTD
an Alabama limited partnership
By its General Partner:

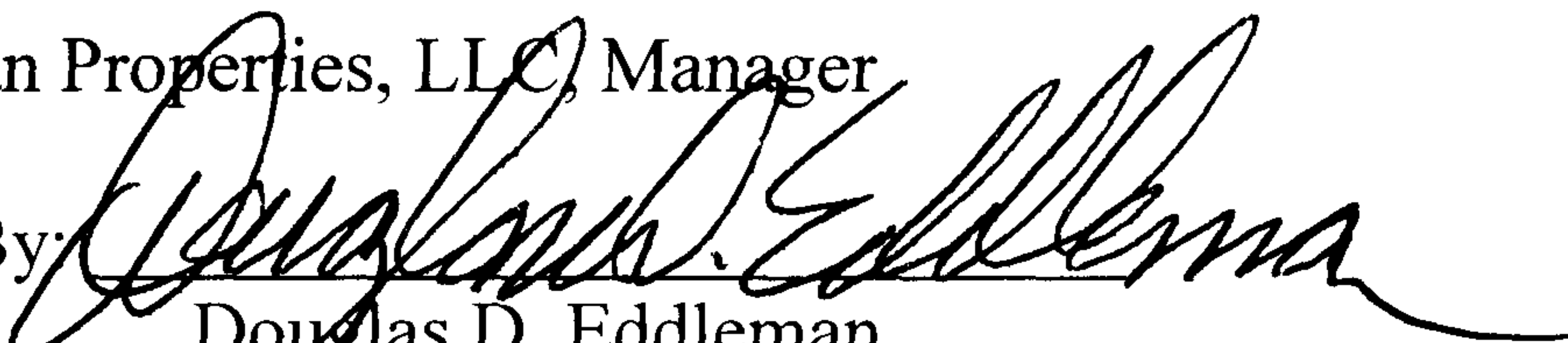
Chelsea Park Management, LLC,
an Alabama manager managed limited
liability company whose managers are:

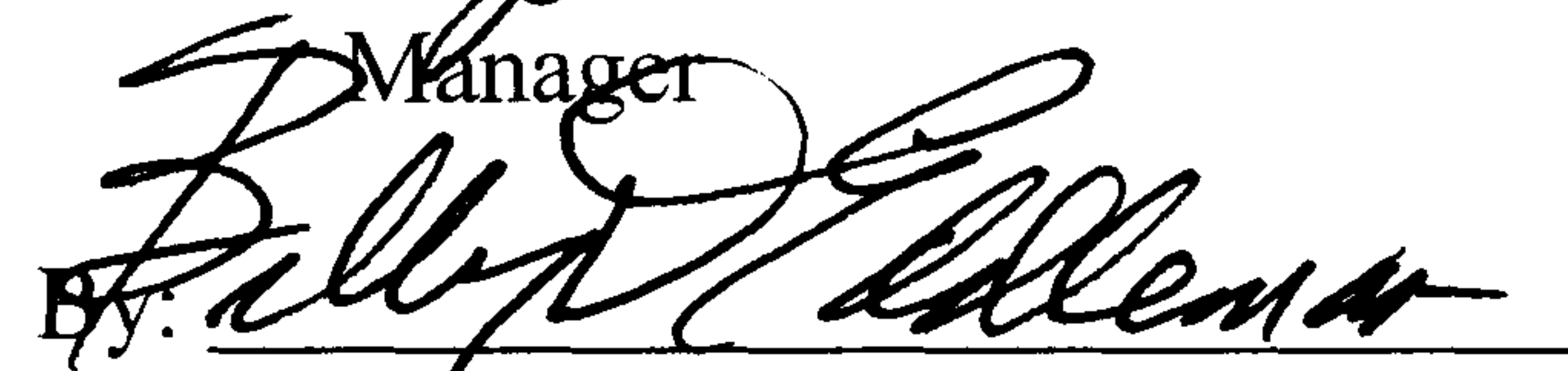
Thornton, Inc.


20060720000351150 2/5 \$24.00
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By: 
William L. Thornton, III, President

Eddleman Properties, LLC, Manager

By: 
Douglas D. Eddleman,
Manager

By: 
Billy D. Eddleman, Manager

STATE OF ALABAMA)
COUNTY OF JEFFERSON)


20060720000351150 3/5 \$24.00
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I, the undersigned, a Notary Public in and for said County in said State hereby certify that William L. Thornton, III, whose name as President of Thornton, Inc., an Alabama corporation, as manager of Chelsea Park Management, LLC, a manager managed limited liability company, as general partner of Chelsea Park Properties, Ltd., an Alabama limited partnership, 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 this conveyance, he, in his capacity as such president and with full authority, executed the same voluntarily for and as the act of said corporation acting in its capacity as manager of the general partner of said limited partnership as aforesaid on the day the same bears date.

Given under my hand and seal on this 29th day of June, 2006.



NOTARY PUBLIC

My Commission Expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: May 21, 2008
BONDED THRU NOTARY PUBLIC UNDERWRITERS

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Douglas D. Eddleman and Billy D. Eddleman, whose names as managers of Eddleman Properties, LLC, an Alabama manager managed limited liability company, as manager of Chelsea Park Management, LLC, an Alabama manager managed limited liability company, as general partner of Chelsea Park Properties, Ltd., an Alabama limited partnership, 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, in their capacities as such managers, and with full authority, executed the same voluntarily for and as an act of said limited liability company acting in its capacity as manager of the general partner of said limited partnership as aforesaid on the day the same bears date.

Given under my hand and official seal this 28th day of June, 2006.



NOTARY PUBLIC

My Commission Expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Dec 1, 2006
BONDED THRU NOTARY PUBLIC UNDERWRITERS

EXHIBIT A

Legal Description




20060720000351150 4/5 \$24.00
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Description of Chelsea Park 6th Sector

Part of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 31, Township 19 South, Range 1 East, and also part of the East $\frac{1}{2}$ of Section 36, Township 19 South, Range 1 West, both in Shelby County, Alabama, being more particularly described as follows:

Beginning at an existing iron rebar being the locally accepted most Southerly corner of Lot 3-76, Chelsea Park 3rd Sector, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 34, Page 23, run in a Northwesterly direction along the West line of Lot 3-76 and Lot 3-75 of said subdivision for a distance of 96.97 feet to the most Southerly corner of Lot 3-74 of said subdivision; thence turn an angle to the right of 3° 47' 33" and run in a Northwesterly direction along the Southwest line of said Lot 3-74 for a distance of 48.46 feet to an existing iron rebar being the most Southerly corner of Lot 3-73; thence turn an angle to the right of 6° 05' 24" and run in a Northwesterly direction along the Southwest line of Lots 3-73 thru 3-69 for a distance of 214.48 feet to an existing iron rebar being the most Southerly corner of Lot 3-68; thence turn an angle to the left of 50° 53' 43" and run in a Northwesterly direction along the Southwest line of said Lot 3-68 for a distance of 50.32 feet to an existing iron rebar being the most Southerly corner of Lot 3-67; thence turn an angle to the right of 31° 31' 59" and run in a Northwesterly direction along the Southwest line of said Lot 3-67 for a distance of 86.97 feet to an existing iron rebar being the most Southerly corner of Lot 3-66; thence turn an angle to the right of 38° 59' 59" and run in a Northerly direction along the West line of said Lot 3-66 for a distance of 87.25 feet to an existing iron rebar being the Northwest corner of said Lot 3-66; thence turn an angle to the left of 45° 59' 51" and run in a Northwesterly direction for a distance of 146.62 feet to an existing iron rebar being the most Easterly corner of Lot 2-36, Chelsea Park 2nd Sector, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 34, Page 22; thence turn an angle to the left of 89° 50' 49" and run in a Southwesterly direction along the Southeast line of said Lot 2-36 for a distance of 60.61 feet to an existing iron rebar being the most Easterly corner of Lot 2-35; thence turn an angle to the left of 8° 07' 10" and run in a Southwesterly direction along the Southeast line of said Lot 2-35 for a distance of 60.0 feet to an existing iron rebar being the most Easterly corner of Lot 2-34; thence turn an angle to the left of 4° 30' 01" and run in a Southwesterly direction along the Southeast line of said Lot 2-34 for a distance of 60.19 feet to an existing iron rebar being the most Southerly corner of said Lot 2-34; thence turn an angle to the left of 15° 34' 23" and run in a Southwesterly direction along the East line of Lot 2-33 for a distance of 63.88 feet to an existing iron rebar being the most Easterly corner of Lot 2-32; thence turn an angle to the right of 17° 25' 14" and run in a Southwesterly direction along the Southeast line of said Lot 2-32 for a distance of 48.82 feet to an existing iron rebar; thence turn an angle to the right of 19° 07' 02" and run in a Southwesterly direction along the Southeast line of said Lot 2-32 for a distance of 39.89 feet; thence turn an angle to the left of 80° 34' 30" and run in a Southeasterly direction for a distance of 32.0 feet; thence turn an angle to the right of 91° 11' 14" and run in a Southwesterly direction for a distance of 15.0 feet; thence turn an angle to the right of 88° 48' 46" and run in a Northwesterly direction for a distance of 32 feet, more or less, to a point on the Southeast line of Lot 2-31 of said Chelsea Park 2nd Sector; thence turn an angle to the left of 78° 16' 49" and run in a Southwesterly direction along the Southeast line of said Lot 2-31 for a distance of 51.25 feet to an existing iron rebar and being a corner of Lot 2-31; thence turn an angle to the right of 21° 50' 28" and run in a Westerly direction for a distance of 59.27 feet to the Southwest corner of said Lot 2-31; thence turn an angle to the right of 22° 01' 08" and run in a Northwesterly direction along the Southwest line of Lots 2-30, 2-29 and 2-28 for a distance of 181.49 feet; thence turn an angle to the right of 1° 54' 31" and run in a Northwesterly direction along the Southwest line of Lot 2-27 of said subdivision for a distance of 68.62 feet to the most Southerly corner of Lot 2-26 of said subdivision; thence turn an angle to the right of 19° 59' 49" and run in a Northwesterly direction for a distance of 58.91 feet to an existing iron rebar; thence turn an angle to the left of 52° 57' 06" and run in a Westerly direction for a distance of 140.77 feet to an existing iron rebar being the most Easterly corner of Lot 4-106, Chelsea Park 4th Sector, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 34, Page 147 A & B; thence turn an angle to the left of 47° 51' 08" and run in a Southwesterly direction along the Southeast line of said Lot 4-106 for a distance of 74.79 feet to an existing iron rebar being the most Southerly corner of said Lot 4-106; thence turn an angle to the right of 5° 44' 46" and run in a Southwesterly direction for a distance of 50.0 feet to an existing iron rebar being the most Easterly corner of Lot 4-105 of said subdivision; thence turn an angle to the right of 5° 50' 07" and run in a Southwesterly

direction along the Southeast line of said Lot 4-105 for a distance of 75.21 feet to the most Easterly corner of Lot 4-104 of said subdivision; thence turn an angle to the right of $6^{\circ} 27' 13''$ and run in a Southwesterly direction along the Southeast line of Lot 4-104 for a distance of 63.26 feet to the most Easterly corner of Lot 4-103; thence turn an angle to the right of $6^{\circ} 13' 26''$ and run in a Southwesterly direction along the Southeast line of Lot 4-103 for a distance of 62.77 feet; thence turn an angle to the left of $86^{\circ} 43' 27''$ and run in a Southeasterly direction for a distance of 35.43 feet; thence turn an angle to the right of 90° and run in a Southwesterly direction for a distance of 15.0 feet; thence turn an angle to the right of 90° and run in a Northwesterly direction for a distance of 35.39 feet to a point on the Southeast line of Lot 4-102 of said subdivision; thence turn an angle to the left of $87^{\circ} 02' 31''$ and run in a Southwesterly direction for a distance of 55.96 feet to the most Easterly corner of Lot 4-101; thence turn an angle to the right of $6^{\circ} 14' 02''$ and run in a Southwesterly direction for a distance of 70.29 feet to the Southeast corner of Lot 4-100; thence turn an angle to the right of $6^{\circ} 13' 26''$ and run in a Westerly direction for a distance of 63.26 feet to the Southeast corner of Lot 4-99 of said subdivision; thence turn an angle to the right of $5^{\circ} 23' 38''$ and run in a Westerly direction for a distance of 65.32 feet to the Southeast corner of Lot 4-98 of said subdivision; thence turn an angle to the right of $0^{\circ} 56' 38''$ and run in a Westerly direction along the South line of Lots 4-98, 4-97, 4-96, 4-95, 4-94 and 4-93 for a distance of 342.0 feet to the Southwest corner of Lot 4-93; thence turn an angle to the left of $71^{\circ} 55' 50''$ and run in a Southwesterly direction for a distance of 79.20 feet; thence turn an angle to the right of $30^{\circ} 05' 30''$ and run in a Southwesterly direction for a distance of 81.23 feet; thence turn an angle to the left of $33^{\circ} 23' 13''$ and run in a Southerly direction for a distance of 81.23 feet; thence turn an angle to the left of $29^{\circ} 10' 55''$ and run in a Southeasterly direction for a distance of 81.23 feet; thence turn an angle to the left of $33^{\circ} 23' 13''$ and run in a Southeasterly direction for a distance of 81.23 feet; thence turn an angle to the right of $81^{\circ} 18' 20''$ and run in a Southwesterly direction for a distance of 112.57 feet to a point on the North right-of-way line of the C.S.X. Railroad right-of-way, said North line of C.S.X. Railroad right-of-way being on a curve, said curve being concave in a Northerly direction and having a central angle of $63^{\circ} 16' 32''$ and a radius of 1,864.69 feet; thence turn an angle to the left and run in a Southeasterly, Easterly and Northeasterly direction along the arc of said curve for a distance of 2,059.29 feet to a point of ending of said curve and still being on the Northwest right-of-way line of the C.S.X. Railroad right-of-way; thence run in a Northeasterly direction along the Northwest right-of-way line of the C.S.X. Railroad for a distance of 131.16 feet; thence turn an angle to the left of 90° and run in a Northwesterly direction for a distance of 137.79 feet to an existing iron rebar; thence turn an angle to the right of $12^{\circ} 03' 56''$ and run in a Northwesterly direction for a distance of 50.0 feet, more or less, to the point of beginning. Containing 33.74 acres, more or less.


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