THIS INSTRUMENT WAS PREPARED BY: W. L. Longshore, III LONGSHORE, BUCK & LONGSHORE, P.C. 2009 Second Avenue North

Birmingham, Alabama 35203 Telephone: (205) 252-7661 SEND TAX NOTICE TO:

(Name) The People Bank and Trust Company (Address) 310 Broad Street

Selma, AL 36701

20061031000534790 1/2 \$4314.00 Shelby Cnty Judge of Probate, AL 10/31/2006 08:35:53AM FILED/CERT

## WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY )

#### KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Four Million, Three Hundred Thousand & no/100------ (\$4,300.000.00) DOLLARS

to the undersigned grantor, Inverness Family Medicine, Inc., a corporation herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt whereof is acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

# The Peoples Bank and Trust Company

(Herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama towit:

See attached legal description marked Exhibit "A"

SUBJECT TO:

- 1. 2007 Taxes.
- 2. Restrictions and easements of record.

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

And said GRANTOR does for itself, its successors and assigns, covenants with said GRANTEE, its successors and/or assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 GRANTEE, its successors and/or assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by David Wilhelm, President of Inverness Family Medicine, Inc., hereto set its signature and seal, this \_\_\_\_\_\_\_ day of October, 2006.

ATTEST:

INVERNESS FAMILY MEDICINE, INC.

Mike Brewer, Secretary

BY: David Wilhelm, President

STATE OF ALABAMA COUNTY OF JEFFERSON

### CORPORATE GENERAL ACKNOWLEDGMENT

I, the undersigned, A Notary Public in and for said County, in said State, hereby certify that David Wilhelm, President of Inverness Family Medicine, Inc., and Mike Brewer, Secretary of same, who are authorized to execute this Conveyance for the Grantor, is 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, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this  $\frac{27}{4}$  day of October, 2006.

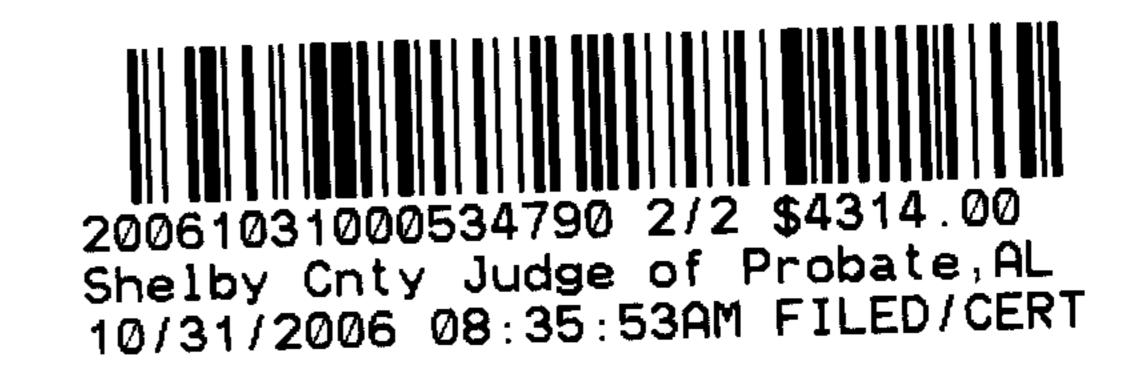
Shelby County, AL 10/31/2006

State of Alabama

Deed Tax:\$4300.00

Notary Public W. L. Longshore, III

My Commission Expires: May 18, 2008



### "EXHIBIT A"

Site 25, according to the Map of Inverness Center, Site 25, as recorded in map Book 18, Page 10, in the Probate Office of Shelby County, Alabama, also being known as:

Part of the Southeast 1/4 of the Northwest 1/4 of Section 36, Township 18 South, Range 2 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the Southeast corner of the Southwest 1/4 of Section 36, Township 18 South, Range 2 West, Shelby County, Alabama and run North along the East line of same 2513.59 feet to a point on the Southwesterly right of way of U.S. Highway No. 280; thence left 60 degrees 54 minutes 50 seconds and run Northwesterly along said right of way 49.82 feet to the point of a curve of a curve to the right, said curve having a radius of 2915.42 feet and a central angle of 12 degrees 02 minutes 54 seconds; thence continue Northwesterly along said right of way and the arc of said curve 613.06 feet to a point on curve also being the point of beginning; thence an angle left of 90 degrees 00 minutes to the tangent of said point on curve and run Southwesterly 290.00 feet to a point on the Northeasterly right of way of a proposed 50 foot street; thence right 90 degrees 00 minutes and run Northwesterly 46.57 feet along said right of way to the point of curve of a curve to the right. said curve having a radius of 225.00 feet and a central angle of 37 degrees 54 minutes 56 seconds; thence continue Northwesterly along said right of way and arc of said curve 148.89 feet to a point of reverse curve of a curve to the left, said curve having a radius of 275.00 feet and a central angle of 15 degrees 59 minutes 41 seconds; thence continue Northwesterly along said right of way and the arc of said curve 76.77 feet to a point of reverse curve of a curve to the right. having a radius of 100.00 feet and a central angle of 70 degrees 59 minutes 29 seconds; thence run Northwesterly to Northwesterly along the arc of said curve 123.90 feet to the point of tangent, said point being on the Southwesterly right of way of Inverness Center Parkway; thence run Northeasterly along said right of way 93.53 feet to the point of curve of a curve to the right, having a radius of 25.00 feet and central angle of 90 degrees 00 minutes; thence run Northeasterly to Southeasterly along the arc of said curve 39.27 feet to the point of tangent and an intersection with the Southwesterly right of way of U.S. Highway No. 280; thence run Southeasterly along said right of way 134.42 feet to a point of curve of a curve to the left, having a radius of 2915.42 feet and a central angle of 2 degrees 56 minutes 06 seconds; thence continue South easterly along said right of way and the arc of said curve 148.50 feet to the point of beginning, situated in Shelby County, Alabama.