THIS INSTRUMENT PREPARED BY: BOARDMAN, CARR & HUTCHESON, P.C. 400 BOARDMAN DRIVE CHELSEA, ALABAMA 35043

GRANTEE'S ADDRESS:

Ben Smelcer

20070419000181620 1/1 \$116.00 Shelby Cnty Judge of Probate, AL 04/19/2007 09:09:58AM FILED/CERT

STATE OF ALABAMA

GENERAL WARRANTY DEED

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Hundred Five Thousand and 00/100 (\$105,000.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, Bear Creek Ridge, L.L.C., a limited liability company (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, Ben Smelcer, (hereinafter referred to as GRANTEE), his heirs and assigns, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

Lots 30 and 35, according to the Survey of Bear Creek Ridge Subdivision - Sector 3, as recorded in Map Book 35 page 59 in the Probate Office of Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

This instrument is being signed in accordance with the Articles of Organization and Operating Agreement of Bear Creek Ridge, L.L.C. There have been no amendments to said Articles of Organization and Operating Agreement.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, his heirs and assigns forever.

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 18th day of April, 2007.

Bear Creek Ridge, L.L,C.

By. James R. Gardner, Managing Member

COUNTY OF SHELBY)

Shelby County, AL 04/19/2007 State of Alabama

Deed Tax: \$105.00

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that James R. Gardner, whose name as Managing Member of Bear Creek Ridge, L.L.C., a limited liability company, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 18th day of April, 2007.

My Commission Expires: 3/