

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

WARRANTY DEED

Send Tax Bills To:
Store Growth and Development, LLC
P.O. Box 623
Helena, AL 35080

This Instrument Prepared by:

Guy V. Martin, Jr., Esq.
Martin, Rawson, & Woosley, P.C.
✓ #2 Metroplex Drive, Suite 102
Birmingham, Alabama 35209

THIS INDENTURE, executed this 9th day of January, 2008, by FRANKLIN D. HUNTER and wife, PAMELA M. HUNTER (collectively referred to as "Grantor") in favor of STORE GROWTH AND DEVELOPMENT, LLC, an Alabama limited liability company (collectively referred to as "Grantee") (the words "Grantor" and "Grantee" to include their respective legal representatives, successors and assigns where the context requires or permits);

W I T N E S S E T H:

That Grantor, for and in consideration of the sum of TWO HUNDRED TWENTY-FIVE THOUSAND AND NO/100 DOLLARS (\$225,000.00) and other good and valuable consideration, in hand paid at and before the sealing and delivery of these presents, the receipt and sufficiency whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto said Grantee, all that tract or parcel of land as described in Exhibit A attached hereto and incorporated herein by this reference, lying and being located in Shelby County, Alabama, together with all and singular the buildings, streets, alleys, passages, ways, waters, watercourses, rights, liberties, privileges, improvements, hereditaments, gores, easements and appurtenances whatsoever, thereunto belonging or in any wise appertaining, and the reversions and remainders thereof (collectively, the "Property").

TO HAVE AND TO HOLD to the said Grantee, its, successors and assigns. And Grantor does for himself, and for the heirs, executors, administrators, successors and assigns of Grantor, covenant with the said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above, that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and the heirs, executors, administrators, successors and assigns of Grantor shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has signed, sealed and delivered this Warranty Deed, on the day and year first above written.

"GRANTORS:"

 [SEAL]
FRANKLIN D. HUNTER

 [SEAL]
PAMELA M. HUNTER

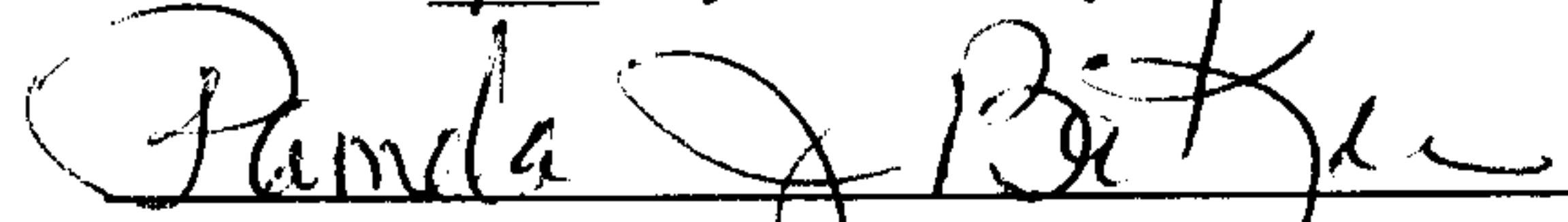
STATE OF ALABAMA)

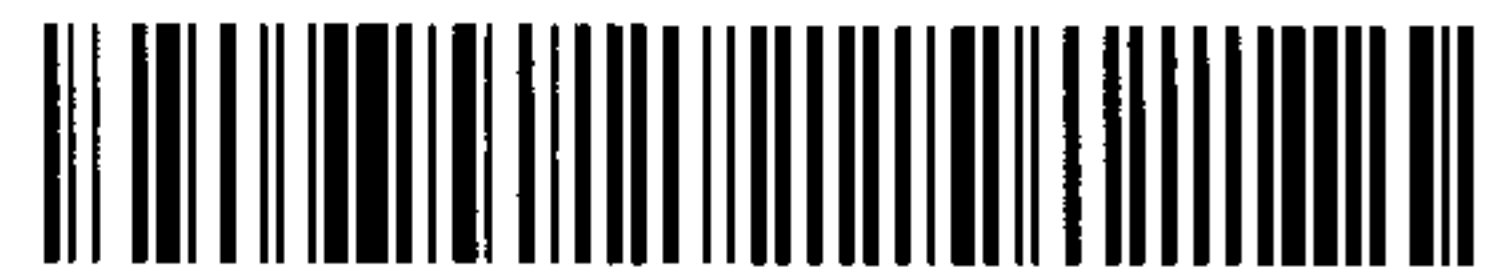
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that FRANKLIN D. HUNTER and wife, PAMELA M. HUNTER, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of said instrument, they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 7th day of January, 2008.

Shelby County, AL 01/11/2008
State of Alabama

Deed Tax: \$225.00


Notary Public Notary Public State of Alabama at Large
My Commission Expires: July 25, 2010
My Commission Expires: _____



20080111000016330 2/3 \$242.00
Shelby Cnty Judge of Probate, AL
01/11/2008 01:09:50PM FILED/CERT

EXHIBIT A

Lot 10, Block 2, according to the Survey of J. R. McMillans Map of Mullins Addition to Helena, as recorded in Map Book 3, page 56, in the Probate Office of Shelby County, Alabama.



20080111000016330 3/3 \$242.00
Shelby Cnty Judge of Probate, AL
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