200803100000096790 1/2 \$457.00 Shelby Cnty Judge of Probate, AL 03/10/2008 12:35:55PM FILED/CERT

THIS INSTRUMENT PREPARED BY: James J. Odom, Jr. P.O. Box 11244 Birmingham, AL 35202-1244 SEND TAX NOTICE TO: Inland Property Management, Inc. 8063 Southern Boulevard Youngstown, OH 44512

STATE OF ALABAMA)
COUNTY OF SHELBY

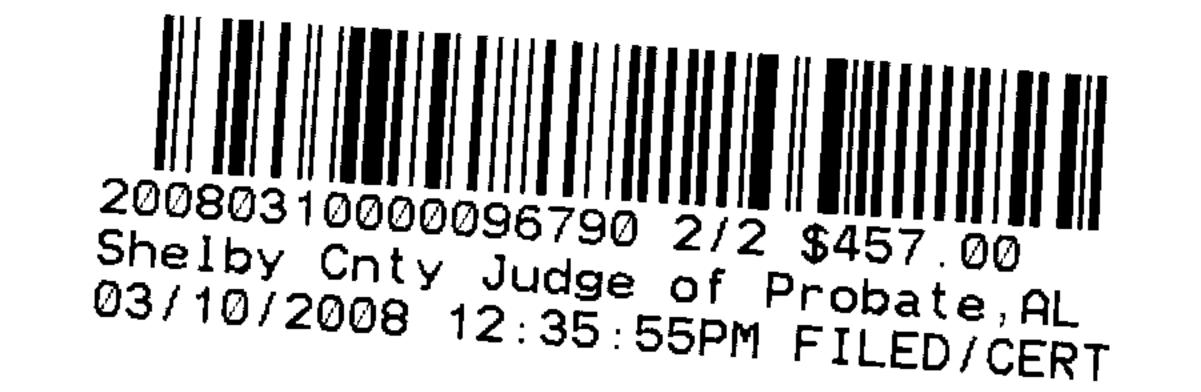
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Four Hundred Forty-Two Thousand Six Hundred and No/100 Dollars (\$442,600.00), and other good and valuable consideration, paid to the undersigned grantors, Roy L. Martin, a married man, and Bran-Mar, LLC, an Alabama limited liability company ("Grantors"), by Inland Property Management, Inc. ("Grantee"), the receipt and sufficiency whereof are hereby acknowledged, Grantors do by these presents, grant, bargain, sell and convey unto the Grantee the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:

A parcel of land situated in the Northeast ¼ of fractional Section 20, Township 22 South, Range 2 West, Shelby County, Alabama; being more particularly described as follows:

Commence at the Southeast corner of the Northwest ¼ of the Northeast ¼ of fractional Section 20, Township 22 South, Range 2 West, Shelby County, Alabama; thence South 06 deg. 56 min. 44 sec. East a distance of 100.12 feet to the Point of Beginning; thence North 87 deg. 27 min. 22 sec. East, a distance of 213.09 feet; thence North 46 deg. 24 min. 16 sec. East a distance of 570.13 feet; thence North 07 deg. 43 min. 07 sec. West a distance of 18.38 feet; thence continue along the last described course, a distance of 413.53 feet to a point, said point lying on the Southerly R.O.W. line of Shelby County Highway #16 (80 foot R.O.W.); thence South 86 deg. 09 min. 49 sec. West a distance of 352.55 feet; thence South 85 deg. 46 min. 19 sec. West a distance of 311.68 feet; thence South 85 deg. 36 min. 37 sec. West, a distance of 439.51 feet; thence South 85 deg. 44 min. 56 sec. West a distance of 257.86 feet; thence South 04 deg. 15 min. 20 sec. East and leaving said R.O.W. for a distance of 29.36 feet to a point of a curve to the left having a radius of 445.00 feet with a chord distance of 103.85 feet also with a chord bearing of South 10 deg. 57 min. 23 sec. East, thence follow along the arc of said curve for a distance of 104.09 feet; thence South 17 deg. 39 min. 26 sec. East for a distance of 83.84 feet to a point of a curve to the left having a radius of 445.00 feet with a chord distance of 163.20 feet also with a chord bearing of South 28 deg. 13 min. 24 sec. East, thence follow along the arc of said curve for a distance of 164.13 feet; thence South 38 deg. 47 min. 22 sec. East for a distance of 38.71 feet to a point of a curve to the right having a radius of 505.00 feet with a chord distance of 177.00 feet also with a chord bearing of South 28 deg. 41 min. 47 sec. East thence follow along the arc of said curve for a distance of 177.92 feet; thence South 18 deg. 36 min. 12 sec. East for a distance of 280.93 feet to a point of a curve to the right having a radius of 505.00 feet with a chord distance of 48.51 feet also with a chord bearing of South 15 deg. 51 min. 01 sec. East thence follow along the arc of said curve for a distance of 48.53 feet; thence North 87 deg. 25 min. 04 sec. East for a distance of 465.88 feet; thence North 6 deg. 43 min. 42 sec. West for a distance of 100.43 feet to the point of beginning; being situated in Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Transmission Line Permits to Alabama Power Company as shown by instruments recorded in Deed 148, at Page 284, Deed 126, at Page 329, and Deed 240, at Page 821, in the Probate Office; (3) Right of Way to Southern Natural Gas by instrument recorded in Deed 90, at Page 325, in the Probate Office; (4) Rights of Way granted to Shelby County by instruments recorded in Deed 200, at Page 411, and Deed 200, at Page 487, in the Probate Office; (5) Easements to City of Calera as recorded in Deed 349, at Page 429, and Inst. No. 20060414000174740 in the Probate Office; (6) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including those set out in Inst. No. 1992-9077 in the Probate Office.



This property does not constitute the homestead of Grantor Roy L. Martin.

This deed is executed as required by the Articles of Organization and Operating Agreement of Bran-Mar, LLC, and same have not been modified or amended.

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

And Grantors do for themselves, their heirs, successors and assigns, covenant with Grantee, its successors and assigns, that they are lawfully seized in fee simple of the Premises; that the Premises are free from all encumbrances, except as noted above; that Grantors have a good right to sell and convey the Premises as aforesaid; that Grantors will, and their heirs, successors and assigns shall, warrant and defend the same to the Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have executed this conveyance on this the 29th day of February, 2008.

STATE OF ALABAMA)
(OUNTY OF SHELBY)

Roy L. Martin

Bran-Mar, LLC, an Alabama limited liability company

By: Bry Martin

Roy L. Martin, as its Sole Member

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roy L. Martin, a married man, whose name 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 the conveyance, he executed the same on the day the same bears date.

Given under my hand and seal this 29th day of February 2008.

My Commission Expires: 07/14/2011

STATE OF ALABAMA
COUNTY OF SHELBY

Notary Public

Shelby County, AL 03/10/2008 State of Alabama

Deed Tax: \$443.00

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roy L. Martin, whose name as Sole Member of Bran-Mar, LLC, an Alabama 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 the conveyance, he, as such Sole Member and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and seal this 29th day of February, 2008.

My Commission Expires: 07/14/2011

Notary Public