

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: BRP HOLDINGS, LLC
P.O. BOX 14
VINCENT, AL 35178

WARRANTY DEED

20080310000097150 1/2 \$64.00
Shelby Cnty Judge of Probate, AL
03/10/2008 01:33:19PM FILED/CERT

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of Fifty Thousand dollars and Zero cents (\$50,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Gary Smith, a married man (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto BRP HOLDINGS, LLC (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.


Subject to taxes for 2008 and subsequent years, easements, restrictions, rights of way, and permits of record.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR, OR OF HIS SPOUSE.

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, its successors and/or assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, its successors and/or assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 25th day of February, 2008.

_____	(SEAL)	 Gary Smith	(SEAL)
_____	(SEAL)	_____	(SEAL)
_____	(SEAL)	_____	(SEAL)
		_____	(SEAL)

STATE OF ALABAMA

}

General Acknowledgment

SHELBY COUNTY

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that Gary Smith 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/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of February, 2008.

My commission expires: 7-31-11


Notary Public

EXHIBIT A

20080310000097150 2/2 \$64.00
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A part of Lots 4 and 5, in Block H, according to the plan and survey of the Town of Vincent, Alabama, made by W.E. Crume, Civil Engineer, more particularly described as follows:

Begin at the Southeast corner of the lot heretofore sold by J.R. Beavers to J.F. Pope, deed to which is recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Deed Book 21, Page 268, and run thence in a Westerly direction along the South line of said Pope lot to Lot 6, in said Block H; thence along the East line of said Lot 6 to the right of way of the Central of Georgia Railroad; thence Southeasterly along said right of way to a point where it intersects with the West boundary line of the Coosa Valley Public Road; thence in a Northerly direction along the West boundary line of said Coosa Valley Public Road to the point of beginning.

LESS AND EXCEPT the following described parcel

Beginning at the Southeast corner of what is known as the J.O. Gorman Store lot upon which is situated a store house occupied by him in 1940 and in which he operated a mercantile business, which lot and store house is situated on the West side of what is known as Sterrett Street or U.S. Highway 231, and which point of beginning is on the Western margin of said road; run thence in a Southerly direction along the Western margin of said road 24 feet to what is known as the J.W. Arthur Store Lot; thence continue along the Western margin of said highway to the point of intersection with the East right of way of Central of Georgia Railroad; thence run in a Northwesterly direction along the Northeastern margin of said Central of Georgia right of way to a point where the said right of way intersects an extension of the Southern boundary of the J.O. Gorman Store lot; thence in an Easterly direction along the Southern boundary line of the J.O. Gorman Store Lot 97 feet, more or less, to the point of beginning. The lot herein conveyed is bounded on the North by the Linda Florey property; on the East by U.S. Highway 231; on the South by Dr. J.W. Arthur lot, presently owned by Karen Joines; and on the West by the Central of Georgia Railroad right of way. Situated in Section 14, Township 19 South, Range 2 East, Shelby County, Alabama, and being a part of the property conveyed to J.O. Gorman by deed dated April 3, 1933, and recorded in Deed Book 95, Page 284, in the Probate Office of Shelby County, Alabama.

Also, LESS AND EXCEPT any part conveyed to Carleen Embry as shown in deed recorded in Real Record 045, Page 538, in Probate Office.

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

Deed Tax: \$50.00