


THIS INSTRUMENT PREPARED BY:
James J. Odom, Jr.
P.O. Box 11244
Birmingham, AL 35202-1244
(NO TITLE EXAMINATION PROVIDED)

SEND TAX NOTICE TO:
Roy Martin Construction, LLC
1960 Highway 33, Suite A
Pelham, Alabama 35124


20080522000208640 1/2 \$80.00
Shelby Cnty Judge of Probate, AL
05/22/2008 10:38:35AM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Sixty-six Thousand and No/100 Dollars (\$66,000.00) and other good and valuable consideration, to the undersigned grantor, ROY MARTIN CONSTRUCTION, INC., an Alabama corporation (hereinafter sometimes referred to as "Grantor"), in hand paid by ROY MARTIN CONSTRUCTION, LLC, an Alabama limited liability company (hereinafter sometimes referred to as "Grantee"), the receipt whereof is hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto Grantee the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land situated in the S ½ of the SW 1/4 of Section 13, Township 20 South, Range 3 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the SW corner of Section 13, Township 20 South, Range 3 West; thence South 88 deg. 32 min. 28 sec. East along the South line of said Section for a distance of 1225.56 feet; thence North 31 deg. 22 min. 59 sec. East for a distance of 1233.66 feet to a point on the centerline of Martin Street, said point also being the point of beginning; thence North 31 deg. 22 min. 59 sec. East along said centerline for a distance of 51.47 feet; thence North 37 deg. 04 min. 33 sec. East along said centerline for a distance of 112.61 feet; thence North 46 deg. 29 min. 28 sec. West and leaving said centerline for a distance of 67.34 feet to a point on the Southeasterly right of way line of Yeager Parkway (70 foot right of way) also a point on a curve to the right having a central angle of 22 deg. 35 min. 03 sec. and a radius of 444.26 feet, said curve subtended by a chord bearing South 53 deg. 26 min. 58 sec. West and a chord distance of 153.41 feet; thence along the arc of said curve and along said right of way for a distance of 175.11 feet to the end of said curve; thence South 66 deg. 05 min. 28 sec. West along said right of way for a distance of 14.07 feet; thence South 55 deg. 48 min. 55 sec. East and leaving said right of way for a distance of 131.98 feet to the point of beginning; being situated in Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Easements and restrictions of record.

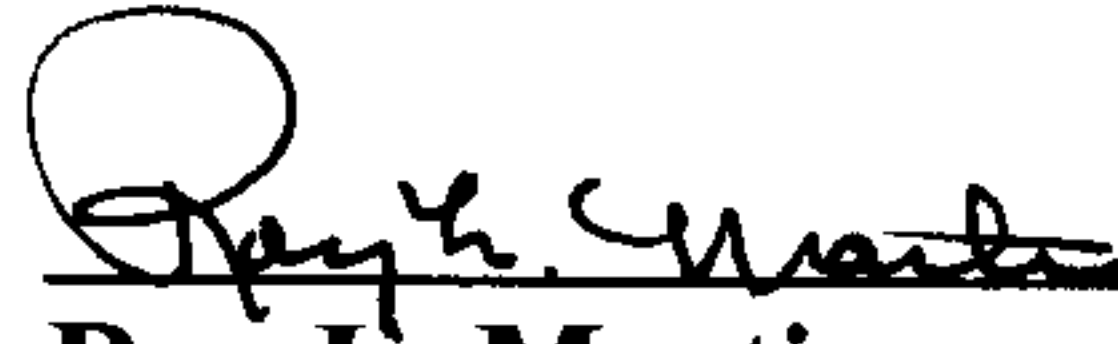
TO HAVE AND TO HOLD to the Grantee, its successors and assigns forever.

And Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of the premises; that the premises are free from all encumbrances, except as noted above; that it has a good right to sell and convey the

premises as aforesaid; that it will, and its 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 has caused this instrument to be executed on this the 30th day of April, 2008.

ROY MARTIN CONSTRUCTION, INC.

By: 
Roy L. Martin
As its President

STATE OF ALABAMA)

COUNTY SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roy L. Martin, whose name as President of Roy Martin Construction, Inc., an Alabama corporation, 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, in his capacity as such Officer, and with full authority, executed the same voluntarily for and on behalf of said corporation.

Given under my hand and official seal, this the 30th day of April, 2008.


Notary Public

My commission expires: 3/12/2011

Shelby County, AL 05/22/2008
State of Alabama

Deed Tax: \$66.00