

PURCHASE PRICE: \$500.00



20080522000210000 1/3 \$17.50  
Shelby Cnty Judge of Probate, AL  
05/22/2008 02:20:32PM FILED/CERT

This instrument prepared by:  
John Hollis Jackson, Jr.  
Jackson & Jackson, LLP  
P. O. Box 1818  
Clanton, AL 35046

**QUIT CLAIM DEED**

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of One and no/100 (\$1.00) Dollar and other good and valuable consideration to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, we, **Thomas V. Cottingham and Gene R. Foshee** (herein referred to as grantors), remise, release, quit claim and convey to **Pelham Properties, LLC, an Alabama limited liability company** (herein referred to as grantee), all right, title, interest and claim of the grantors in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land located in the West ½ of the NW¼ of Section 30, Township 20 South, Range 2 West, City of Pelham, Shelby County, Alabama and being more particularly described as follows:

Commence at the NW corner of above said section; thence S 00°01'19"E a distance of 1309.75 feet to the point of beginning; thence S 00°06'18"E a distance of 371.84 feet to a point on the Northerly right-of-way line of Pardue Road, 60' right-of-way; thence N 87°32'49"E and along said right-of-way line a distance of 119.22 feet; thence N 00°07'18"W and leaving said right-of-way line, a distance of 366.29 feet; thence N 89°47'01"W a distance of 119.02 feet to the point of beginning.

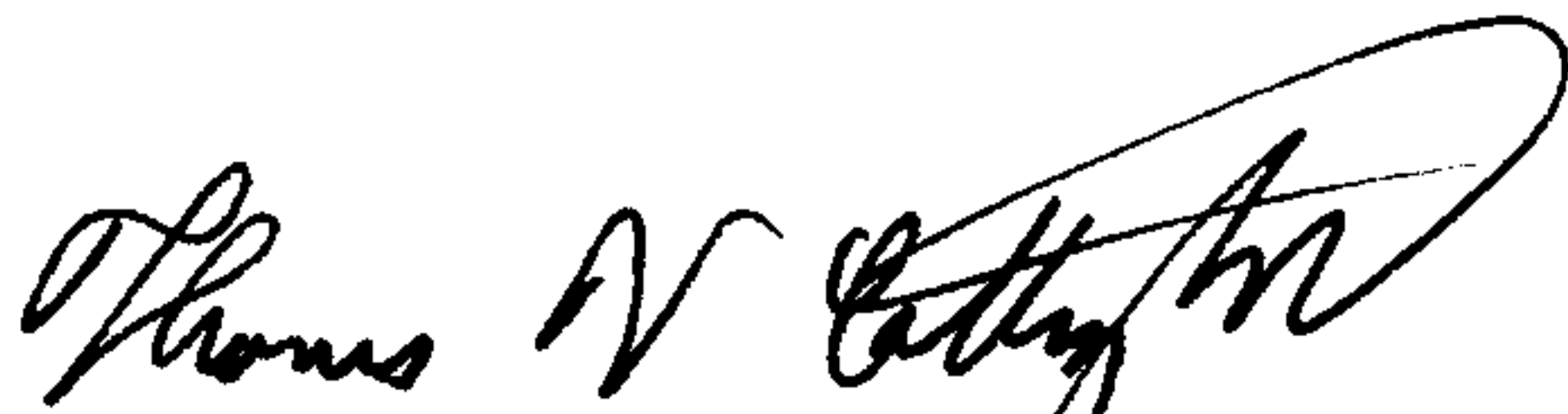
The above description is taken in its entirety from the survey of Robert C. Farmer, Reg. No. 14720, dated April 30, 2008. A copy of said survey is attached hereto as Exhibit "A".

This conveyance is made together with and subject to any and all easements, covenants, restrictions, reservations and rights of way appearing of record and/or affecting the subject property.

The above described real estate constitutes no part of the present homestead of either grantor.

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

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 14<sup>th</sup>  
day of May, 2008.

  
Thomas V. Cottingham

  
Gene R. Foshee

STATE OF ALABAMA

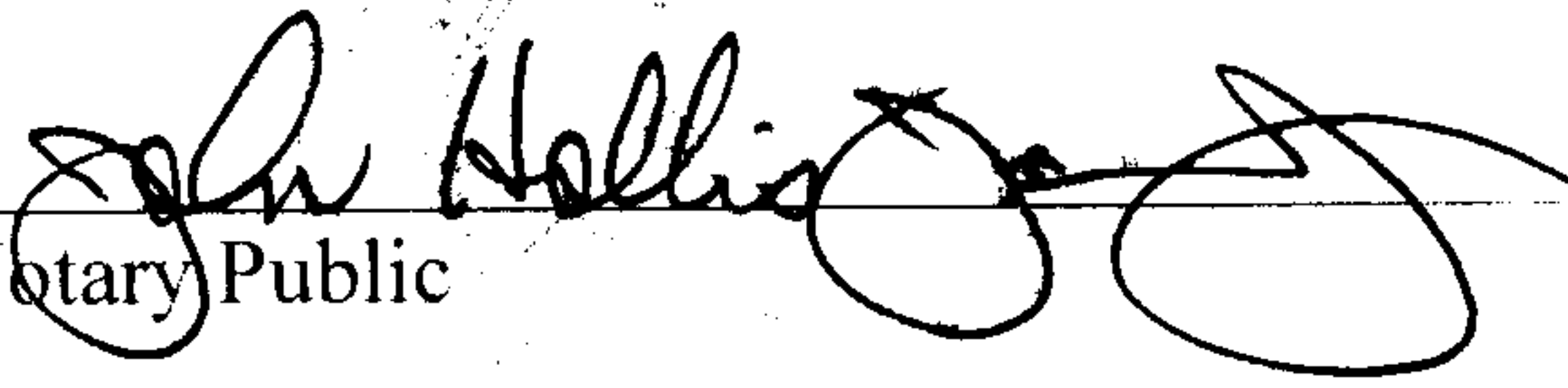
CHILTON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State,  
hereby certify that Thomas V. Cottingham and Gene R. Foshee, whose names are signed to the  
foregoing conveyance, and who are known to me, acknowledged before me on this day that, being  
informed of the contents of the conveyance, they executed the same voluntarily on the day the same  
bears date.


Given under my hand and official seal, this the 14<sup>th</sup> day of May, 2008.

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

Deed Tax: \$.50

  
Notary Public

Address of Grantee:  
2270 Welborn Street  
Pelham, AL 35124

  
20080522000210000 2/3 \$17.50  
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# EXHIBIT A

## PROPERTY DESCRIPTION

A Parcel of land located in the West 1/4 of the NW 1/4 of Section 30, Township 20 South, Range 2 West, City of Pelham, Shelby County, Alabama and being more particularly described as follows:

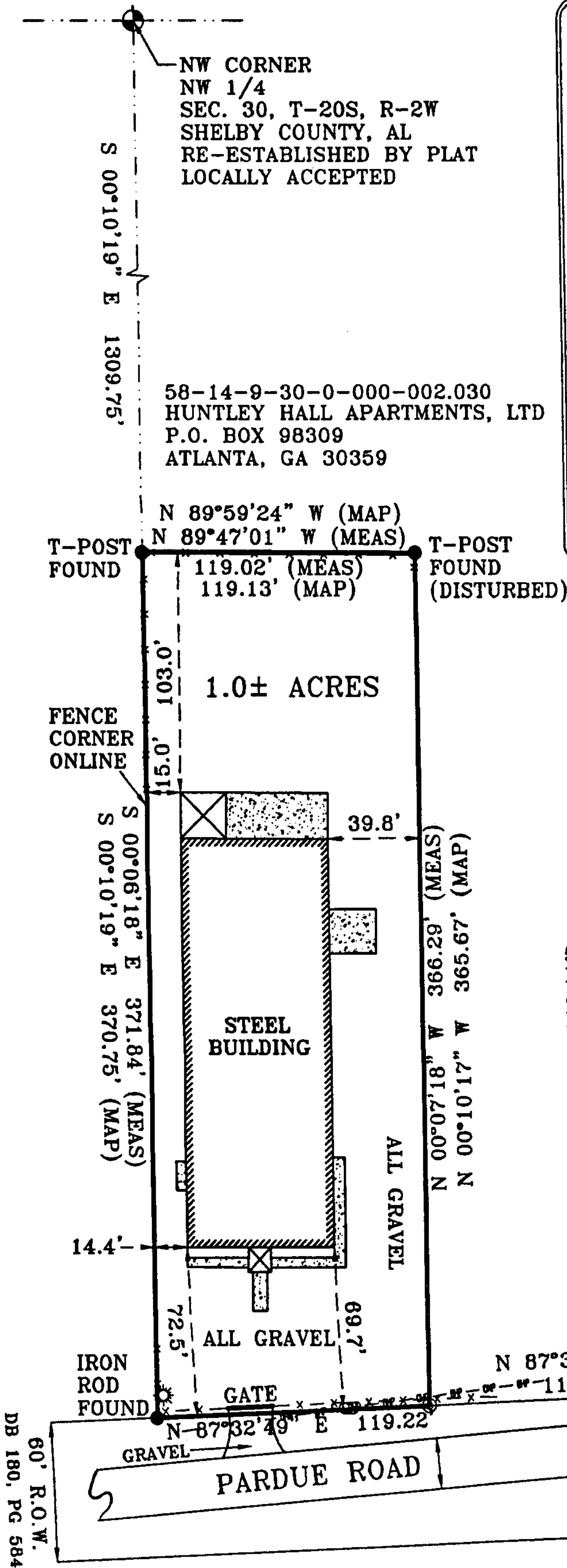
Commence at the NW Corner of above said Section; thence S 00°01'19" E, a distance of 1,309.75' to the POINT OF BEGINNING; thence S 00°06'18" E, a distance of 371.84' to a point on the Northely R.O.W. line of Pardue Road, 60' R.O.W.; thence N 87°32'49" E and along said R.O.W. line, a distance of 119.22'; thence N 00°07'18" W and leaving said R.O.W line, a distance of 366.29'; thence N 89°47'01" W, a distance of 119.02' to the POINT OF BEGINNING.

Said Parcel containing 1.0 acres, more or less.



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58-14-9-30-0-000-002.009  
RONALD & DARLENE ELLIS  
87 PARDUE ROAD  
PELHAM, AL 35124



SCALE: 1" = 60'



The above described parcel is located in Zone 'X', Panel # 01117C 0218 D, dated September 29, 2006, and does not lie in a flood hazard zone.

SURVEY FOR: THOMAS COTTINGHAM

REQUESTED BY: THOMAS COTTINGHAM

TYPE OF SURVEY: BOUNDARY SURVEY

DATE OF FIELD SURVEY: 4/30/08

### LEGEND

- - IRON PIN FOUND 1/2" OUTSIDE DIAMETER
- I - CONCRETE MONUMENT FOUND
- - PK NAIL FOUND
- ⊞ - RAILROAD SPIKE FOUND
- - 6 REBAR SET WITH CAP STAMPED
- - 4"X 4" CONCRETE MONUMENT SET STAMPED
- ⊞ - PK NAIL SET WITH DISK STAMPED
- △ - TRAVERSE POINT
- ⊞ - UTILITY POLE
- PP - PINCHED PIPE
- LP.S. - IRON PIN SET
- ROW - RIGHT OF WAY
- U— - OVERHEAD UTILITY LINE(S)
- X- - FENCE
- ▨ - CONCRETE
- REC - RECORDED
- NOT TO SCALE
- AC. - ACRES
- C - CENTERLINE
- D.B. - DEED BOOK
- M.B. - MAP BOOK
- P.B. - PLAT BOOK
- P.L. - PAGE
- EASEMENT
- M.B.L. - MINIMUM BUILDING LINE
- REF. MON. - REFERENCE MONUMENT
- ☼ - LIGHT POLE
- OHP— - OVER HEAD POWER

BASIS OF BEARING USED: PLAT

SOURCE OF INFORMATION USED IN MAKING THIS SURVEY IS: PLAT

JOB # 3255

Drawing: HL/BDY/3255

DATE DRAWN: 5/8/08

DRAWN BY: HL

F.C.

CHECKED BY: RCF

CREW CHIEF: DW

FIELD BOOK: 516 PAGE 43

SHEET NO 1 of 1

I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

*Robert C. Farmer*

PREPARED BY:

R. C. FARMER  
and  
ASSOCIATES, INC.  
15 SOUTHLAKE LANE  
HOOVER, ALABAMA 36044  
SUITE 120

TEL-205-985-1119  
FAX-205-985-1518



REVISED: