

**THIS INSTRUMENT WAS PREPARED BY  
AND AFTER RECORDING RETURN TO:**

Jennifer Powell Miller  
Balch & Bingham LLP  
P. O. Box 306  
Birmingham, Alabama 35201  
(205) 251-8100

**SEND TAX NOTICE TO:**

Lumpkin Development  
100 Metro Parkway  
Pelham, Alabama 35124  
Attention: Edwin B. Lumpkin, Jr.

The preparer of this deed did not  
represent the Grantor or the Grantee.

Shelby County, AL 10/02/2008  
State of Alabama

Deed Tax: \$150.50

STATE OF ALABAMA

COUNTY OF SHELBY



20081002000388800 1/4 \$170.50  
Shelby Cnty Judge of Probate, AL  
10/02/2008 10:38:48AM FILED/CERT

**GENERAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of One Dollar (\$1.00) and other good and valuable consideration to **NARROWS COMMERCIAL, LLC**, an Alabama limited liability company (hereinafter referred to as "Grantor"), in hand paid by **EDWIN B. LUMPKIN, JR.** (hereinafter referred to as "Grantee"), the receipt and legal sufficiency of which is hereby acknowledged, Grantor does hereby grant, bargain, sell and convey unto Grantee that certain tract or parcel of land situated in Shelby County, Alabama, more particularly described on **Exhibit "A"** attached hereto and made a part hereof together with all improvements and fixtures thereon and all easements and other appurtenances thereto (the "Property").

**TO HAVE AND TO HOLD** the said Property unto Grantee, its successors and assigns forever subject to those matters described on **Exhibit "B"** attached hereto and made a part hereof.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises, that the premises is free from all encumbrances except as herein stated, that it has a good right to sell and convey the same as aforesaid, and that it and its successors and assigns shall warrant and defend the same to the said Grantee, his heirs, personal representatives and successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, said Grantor has caused this deed to be executed and delivered as of the 30 day of September, 2008.

**GRANTOR:**


NARROWS COMMERCIAL, LLC

By: 

Name: Robert C. Farmer, Jr.

Its: Sole Member

STATE OF ALABAMA

  
20081002000388800 2/4 \$170.50  
Shelby Cnty Judge of Probate, AL  
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COUNTY OF JEFFERSON

I, the undersigned, Notary Public in and for said County in said State, hereby certify that **Robert C. Farmer, Jr.**, whose name as Sole Member of **NARROWS COMMERCIAL, LLC**, an Alabama limited liability company, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, 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 official seal this the 30 day of September, 2008.

Elizabeth D. Burt  
NOTARY PUBLIC


My Commission Expires: 10-3-2010

[NOTARY SEAL]

**EXHIBIT "A"**

**To General Warranty Deed**

**Description of Property**

  
20081002000388800 3/4 \$170.50  
Shelby Cnty Judge of Probate, AL  
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The following described property situated in Shelby County, Alabama:

Lot 2-AA, according to a Resurvey of Lot 2-A, 2-B and 2-C of a Resurvey of Lot 2, The Narrows Commercial Subdivision, Sector 2, as recorded in Map Book 37, page 28, in the Probate Office of Shelby County, Alabama.

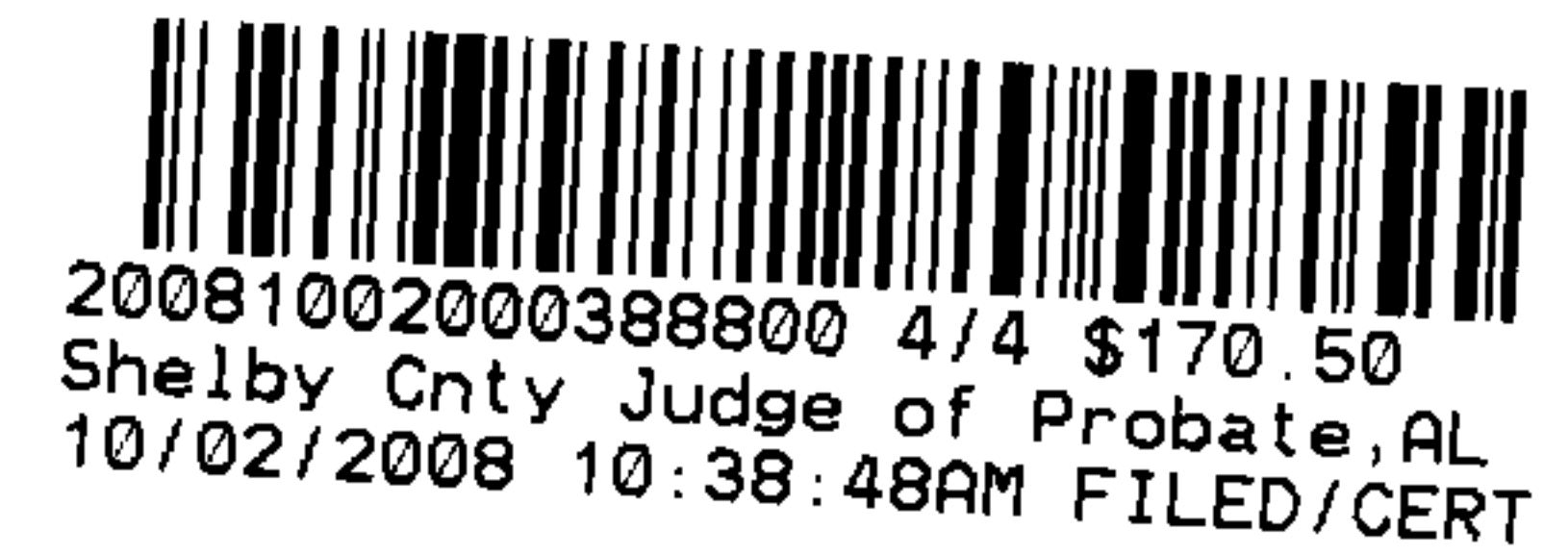
Together with rights obtained, which constitute an interest in real estates under that certain Reciprocal Easement Agreement by Equine Partners, LLC dated February 23, 2001 and recorded in Instrument 2001-063868.

Together with non-exclusive easement to use the Common Areas as more particularly described in The Narrows Commercial Declaration of Covenants, Conditions and Restrictions recorded as Instrument 2000-17137 and First Amendment thereto recorded as Instrument 2000-41911, in the Probate Office of Shelby County, Alabama.

**EXHIBIT "B"**

**To General Warranty Deed**

**Permitted Title Exceptions**



1. Liens for general and special taxes or assessments for the year 2008 and subsequent years not yet due and payable.
2. Transmission line permit to Alabama Power Company, recorded in Deed Book 109, Page 70 and Deed Book 145, Page 22, in the Probate Office of Shelby County, Alabama.
3. Right of way to Shelby County, recorded in Deed Book 95, Pages 515, 535 and 503, in the Probate Office of Shelby County, Alabama.
4. Right of way to State of Alabama for road, recorded in Deed Book 296, Page 180, in the Probate Office of Shelby County, Alabama.
5. Right of way to Southern Bell Telephone and Telegraph Company, as recorded in Deed Book 321, Page 610, Deed Book 324, page 840 and Deed Book 329, Page 430, in the Probate Office of Shelby County, Alabama.
6. Restrictions, Limitations, Conditions, Public Utility Easements and other Easements appearing of record in Map Book 27, Page 148, in the Probate Office of Shelby County, Alabama, but omitting and covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.
7. Natural Gas Supply Agreement to Alabama Gas Corporation, by instrument recorded in Instrument 2000-01818.
8. Reciprocal Easement Agreement as recorded in Instrument 2000-06368, in the Probate Office of Shelby County, Alabama.
9. The Narrows Commercial Declaration of Covenants, Conditions and Restrictions as recorded in Instrument 2000-17137 and First Amendment thereto recorded as Instrument 2000-41911.
10. Easement(s) as shown by recorded map.
11. Easement to Alabama Power Company recorded in Instrument 200705170000231040, in the Probate Office of Shelby County, Alabama.