

INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH

This instrument was prepared by

Mitchell A. Spears

Attorney at Law

P.O. Box 119

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to:

(Name) LAWLER DEVELOPMENT, LLC

(Address) 7027 Hwy 25

Montevallo AL 35115

Corporation Form Warranty Deed

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **FIFTY THOUSAND and 00/100, (\$50,000.00) ---DOLLARS** to the undersigned grantor, **LAWLER SPECIALTIES, INC.** an Alabama corporation (herein referred to as GRANTOR) in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto **LAWLER DEVELOPMENT, LLC.** (herein referred to as GRANTEE, whether one or more), the following described real estate situated in **Shelby County, Alabama**, to-wit:

Lot 8, according to the Survey of Calera South Industrial Park, as recorded in Map Book 26 page 57 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and Mining Rights Excepted.

SUBJECT TO:

- General and special taxes or assessments for 2008 and subsequent years.
- Transmission line permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 103 page 156 in Probate Office.
- Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Instrument #1995-36729 in Probate Office.
- Release(s) of damages as set out in instrument(s) recorded in Instrument #1995-36729 in Probate Office.
- Release of Declaration of Covenants, dated December 22, 1995 and set out in Instrument #1995-36730 in Probate Office.
- The following matters set out in Map Book 26 page 57:

Lot 8: 40 foot easement on the Westerly side and a 15 foot easement on the Southerly side of lot.

SOURCE OF TITLE: WARRANTY DEED RECORDED AT INSTRUMENT NO. 2000-07101, IN THE OFFICE OF THE PROBATE JUDGE, SHELBY COUNTY, ALABAMA.

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

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 they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by **WILLIAM PHILIP LAWLER, SR.**, as **President**, who is authorized to execute this conveyance, hereto set its signature and seal, this the 29th day of **December**, **2008**.

LAWLER SPECIALTIES, INC.



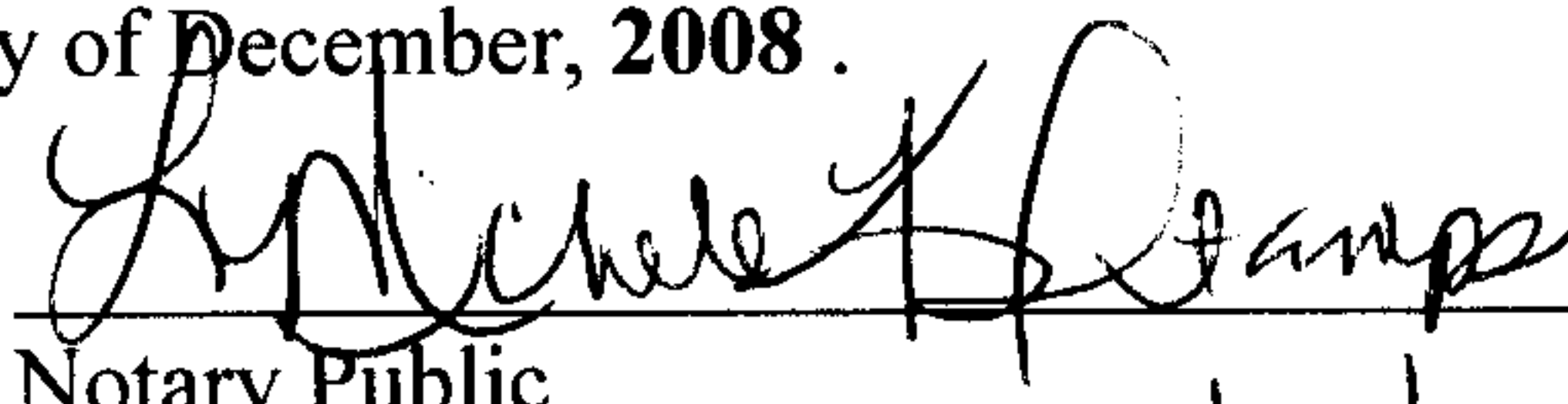
By: William Philip Lawler, Sr.

Its: President

STATE OF ALABAMA
SHELBY COUNTY


I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **William Philip Lawler, Sr.** whose name as **President of Lawler Specialties, Inc.**, a 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 29th day of December, **2008**.



Notary Public

My Commission Expires: 5/17/2011


20081230000479270 2/2 \$64.00
Shelby Cnty Judge of Probate, AL
12/30/2008 02:12:13PM FILED/CERT