



20090722000281960 1/1 \$171.00  
Shelby Cnty Judge of Probate, AL  
07/22/2009 11:04:55 AM FILED/CERT

THIS INSTRUMENT PREPARED BY:

James E. Roberts  
P. O. Box 430224  
Birmingham, Alabama 35243

Send Tax Notice To:

Burch Prop, L.L.C.  
4056 Somerset Ridge  
Birmingham, AL 35242

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOWN ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Sixty Thousand and No/100 Dollars (\$160,000.00), and other good and valuable consideration to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged,

James E. Roberts, a married man,

(herein referred to as Grantor), grant, bargain, sell and convey unto,

Burch Prop, L.L.C., an Alabama limited liability company,

(herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at the Northwest corner of the SW1/4 of NE 1/4 of Section 36, Township 18S, Range 2 West; thence Easterly along the North boundary line of said 1/4- 1/4 section 180.21 feet; thence turn 90 degrees 00 minutes to the right in a Southerly direction 237.67 feet; thence turn 102 degrees 36 minutes 14 seconds to the right in a Northwesterly direction 235.02 feet to the Southwest right of way of Inverness Parkway North; thence in a Northeasterly direction along said Southwest right of way for 186.02 feet to intersection with North boundary of SE 1/4 of NW 1/4 of section 36; thence turn 84 degrees 20 minutes 53 seconds to the right from said right of way in an Easterly direction along said North boundary 13.95 feet, more or less.

Mineral and mining rights excepted.

Less and except that portion lying within the road and/or road right of way.

Subject to:

1. Any and all easements and restrictions of record.
2. Taxes for the year 2008 and subsequent years.
3. Right-of-way granted to Alabama Power Company recorded in Volume 97, Page 566; Volume 109, Page 289; Volume 182, Page 51 and Volume 285, Page 93.

The subject property is not, and has never been, the homestead of the Grantor, or his spouse.

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

And GRANTOR does for himself and for his heirs, executors, and administrators covenant with the said GRANTEE, its heirs and assigns, that he is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that he has a good right to sell and convey the same as aforesaid; that he will and his heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, its heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s) this the 21<sup>st</sup> day of May, 2008.

James E. Roberts

(Seal)

STATE OF ALABAMA )  
SHELBY COUNTY )

I, the undersigned, a notary public in and for said county in said state, hereby certify that James E. Roberts, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 21<sup>st</sup> day of May, 2008.

Notary Public

[SEAL]

My commission expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Aug 27, 2011  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Shelby County, AL 07/22/2009

State of Alabama

Deed Tax : \$160.00