

STATE OF ALABAMA

File No. 09-2029J

COUNTY OF SHELBY


**THIS INDENTURE** made and entered into on this the **10TH** day of **AUGUST, 2009**, by and between **JAMES D. MASON, a single man**, hereinafter referred to as Grantor, and **TAYLOR INVESTMENT PROPERTIES, LLC**, a limited liability company organized and existing under the laws of the State of Alabama, hereinafter referred to as Grantee.

**WITNESSETH:** That the said Grantor, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, has this day given, granted, bargained, sold, conveyed and confirmed and does by these presents hereby give, grant, bargain, sell, convey and confirm unto the said Grantee, its successors and assigns, all that certain lot or parcel of land situated in the **County of SHELBY, State of Alabama**, to-wit:

**PARCEL ID NUMBER : 13-6-13-2-001-003**

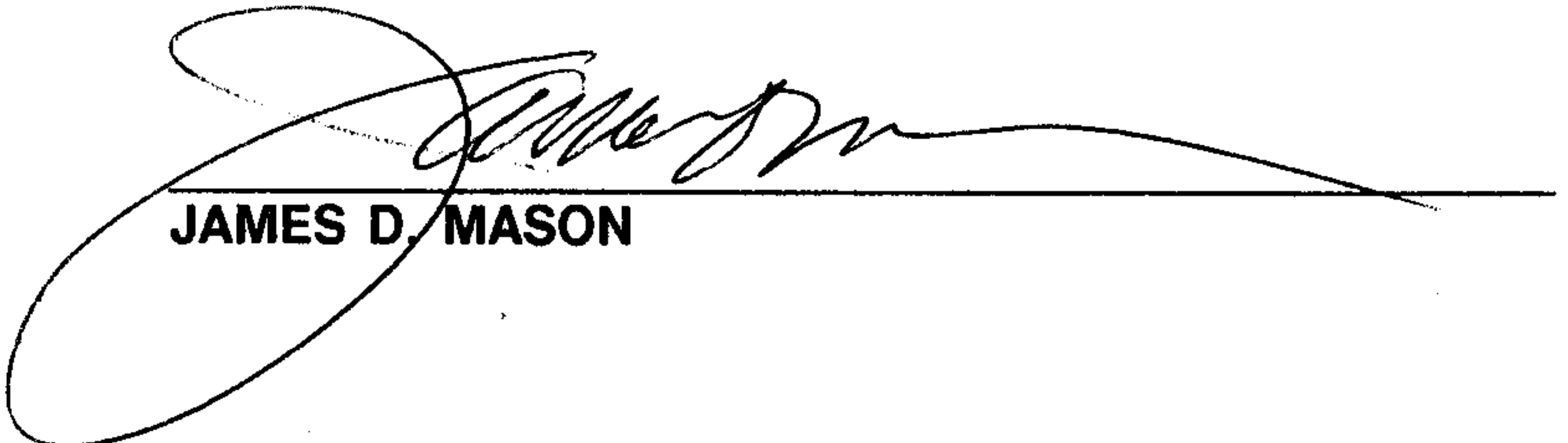
**COMMENCE AT THE NE CORNER OF THE SOUTH 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 13, TOWNSHIP 20 SOUTH, RANGE 3 WEST, AND BEING KNOWN AS LOT 6 IN CANYON PARK COMMERCIAL PROPERTY; THENCE NORTH 82 DEGREES 58 MINUTES 11 SECONDS WEST AND RUN IN A WESTERLY DIRECTION ALONG THE NORTH LINE OF SAID SOUTH 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SAID SECTION A DISTANCE OF 612.32 FEET; THENCE SOUTH 32 DEGREES 31 MINUTES 16 SECONDS WEST AND RUN A DISTANCE OF 389.60 FEET; THENCE NORTH 38 DEGREES 09 MINUTES 01 SECONDS WEST AND RUN A DISTANCE OF 110.30 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE RUN A DISTANCE OF 50.80 FEET TO THE POINT OF A CURVE TO THE RIGHT AND BEING CONCAVE IN A NORTHWESTERLY DIRECTION AND HAVING A RADIUS OF 60 FEET AND A CENTRAL ANGLE OF 58 DEGREES 06 MINUTES 10 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE A DISTANCE OF 60.85 FEET, SAID ARC BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 80 DEGREES 54 MINUTES 03 SECONDS WEST AND A CHORD DISTANCE OF 58.27 FEET TO THE POINT OF A CURVE TO THE LEFT AND BEING CONCAVE SOUTH, HAVING A RADIUS OF 25.00 FEET AND A CENTRAL ANGLE OF 53 DEGREES 58 MINUTES 05 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE A DISTANCE OF 23.55 FEET, SAID ARC BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 82 DEGREES 58 MINUTES 15 SECONDS WEST AND RUN A DISTANCE OF 22.69 FEET; THENCE SOUTH 55 DEGREES 59 MINUTES 04 SECONDS WEST AND RUN A DISTANCE OF 113.19 FEET TO THE POINT OF A CURVE TO THE LEFT AND BEING CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 25.00 FEET AND A CENTRAL ANGLE OF 81 DEGREES 47 MINUTES 12 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE A DISTANCE OF 35.69 FEET, SAID ARC BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 15 DEGREES 05 MINUTES 12 SECONDS WEST AND A CHORD DISTANCE OF 32.74 FEET TO THE CURVES END; THENCE SOUTH 24 DEGREES 59 MINUTES 17 SECONDS EAST AND RUN A DISTANCE OF 9.23 FEET TO THE POINT OF A CURVE TO THE LEFT AND BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 169.50 FEET AND A CENTRAL ANGLE OF 26 DEGREES 26 MINUTES 33 SECONDS; THENCE RUN ALONG THE ARC OF SAID CURVE A DISTANCE OF 78.23 FEET, SAID ARC BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 37 DEGREES 23 MINUTES 44 SECONDS EAST AND RUN A CHORD DISTANCE OF 77.53 FEET; THENCE NORTH 49 DEGREES 55 MINUTES 53 SECONDS EAST AND RUN A DISTANCE OF 212.72 FEET TO THE POINT OF BEGINNING.**

**TO HAVE AND TO HOLD** the lot or parcel of land above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee, its successors and assigns, forever.

  
20090818000318370 1/2 \$46.50  
Shelby Cnty Judge of Probate, AL  
08/18/2009 12:53:09 PM FILED/CERT  
Shelby County, AL 08/18/2009  
State of Alabama  
Deed Tax : \$32.50

**THE SAID GRANTOR** hereby covenants with and represents unto the said Grantee, its successors and assigns, that HE is lawfully seized in fee simple of the lot or parcel of land above described; that the same is free from all liens and encumbrances except ad valorem taxes, restrictions, restrictive covenants and easements of record, if any; that HE has a good and lawful right to sell and convey the same as aforesaid, and that HE will forever warrant and defend title to same unto the said Grantee and unto its successors and assigns, forever, except as to the said taxes, restrictions, restrictive covenants and easements of record, if any.

**IN WITNESS WHEREOF**, the said Grantor has hereunto set HIS hand and seal on this the day and year first above written.

  
**JAMES D. MASON**

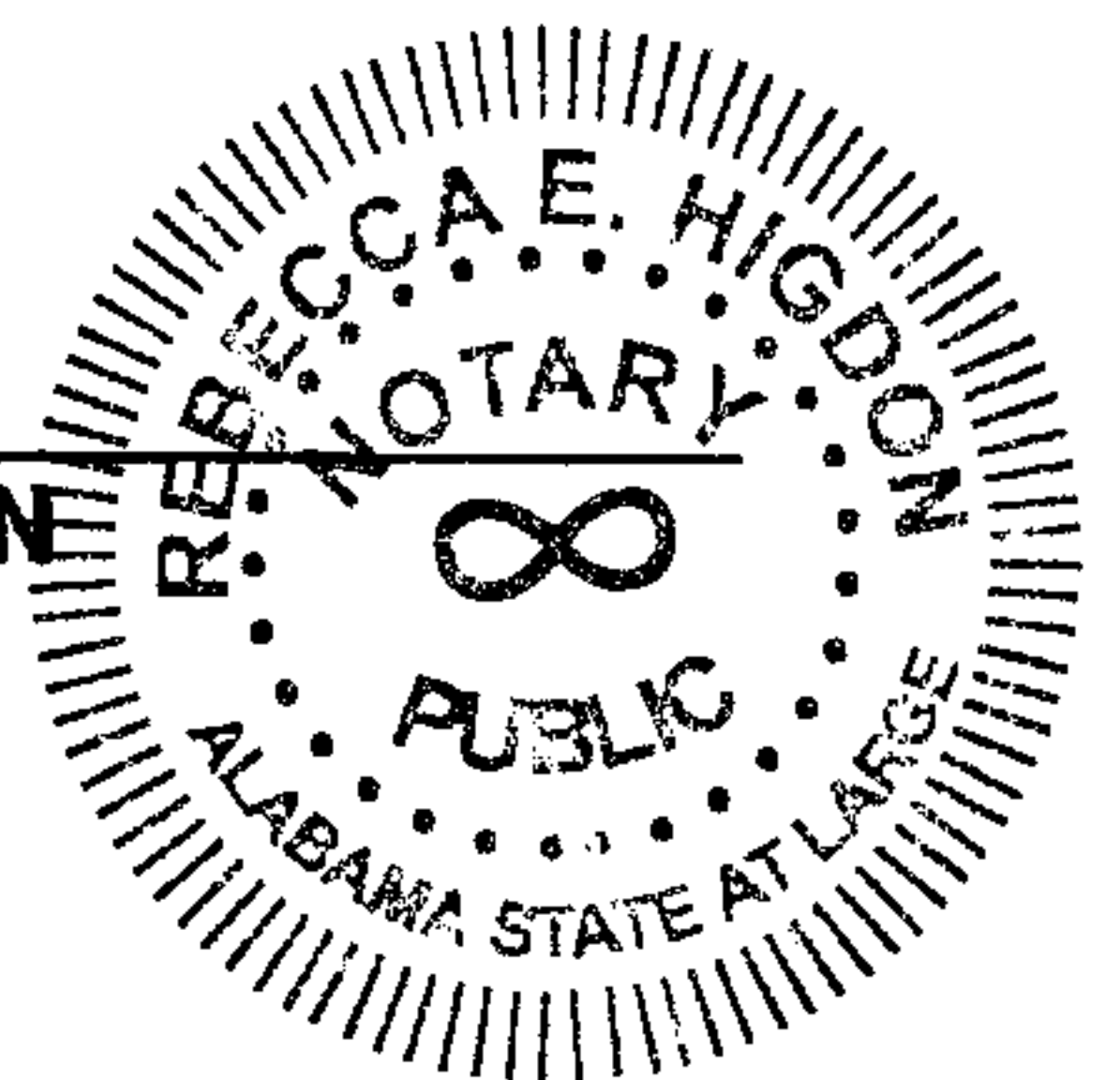
**STATE OF ALABAMA**

**COUNTY OF MADISON**

I, the undersigned, a Notary Public in and for said county and state, hereby certify that **JAMES D. MASON**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being informed of the contents of this conveyance, HE executed the same voluntarily on the day the same bears date.

**THIS** the **10TH** day of **AUGUST, 2009**.

  
**NOTARY PUBLIC - REBECCA E. HIGDON**  
**COMMISSION EXPIRES: 8/22/09**



**THIS INSTRUMENT PREPARED BY:**  
**KEITH S. JONES, WOLFE, JONES, BOSWELL, WOLFE, HANCOCK & DANIEL, LLC**  
**905 Bob Wallace Avenue, Suite 100, Huntsville, Alabama 35801**  
**(256) 534-2205**

Grantee's Address:  
330 Canyon Park Dr.  
Pelham, AL 35124



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