

\$ 6500

THIS INSTRUMENT WAS PREPARED BY:
WALLACE, ELLIS, FOWLER & HEAD
P O BOX 587
COLUMBIANA, AL 35051

SEND TAX NOTICE TO:
Frank C. Ellis, III, LLC
Post Office Box 1177
Columbiana, AL 35051

CORPORATION FORM WARRANTY DEED
STATE OF ALABAMA
SHELBY COUNTY

20090909000345750 1/2 \$20.50
Shelby Cnty Judge of Probate, AL
09/09/2009 01:32:48 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and no/100-----
-----Dollars (\$10.00) and other good and valuable consideration to the undersigned grantor in hand
paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, S K PROPERTIES, LLC,
an Alabama Limited Liability Company (herein referred to as grantor) does grant, bargain, sell and
convey unto Frank C. Ellis, III, LLC, (herein referred to as GRANTEE) the following described real
estate situated in Shelby County, Alabama, to-wit:

My undivided one-half interest in and to the following described property:

See attached Exhibit "A" for Legal Description.

Subject to 2009 property taxes and subsequent years and all easements, restrictions,
reservations, provisions, covenants, building set-back line and right of way of record.

(Description supplied by parties. No verification of title or compliance with governmental requirements has been
made by preparer of deed.)

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

And Grantor does for itself, its successors and assigns, covenant with the said GRANTEE, its
successors and assigns, that it is lawfully seized in fee simple of said premises; that it is free from all
encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as
aforesaid; 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, Grantor has, by its Managing Member, hereunto set its hand and
seal, this 9th day of September, 2009.

S K PROPERTIES, LLC,
an Alabama Limited Liability Company

BY: Shannon Kilgore Managing Member

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify
that Shannon Kilgore, whose name as Managing Member of S K Properties, 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 such instrument, he, as such Managing Member
and with full authority, executed the same voluntarily for and as the act of said Limited Liability
Company, and that such instrument is executed as required by the Articles of Organization and
Operating Agreement and that same have not been modified or amended.

Given under my hand and official seal, this the 9th day of September, 2009.

Notary Public
My Commission Expires: 10-6-12

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EXHIBIT "A"
LEGAL DESCRIPTION

A part of SE 1/4 of SE 1/4 of Section 23, Township 21 South, Range 1 West, more particularly described as follows: Commencing at the SE corner of said SE 1/4 of SE 1/4 of said Section 23, Township 21 South, Range 1 West and run West along the South line of said forty acres a distance of 889 feet, more or less, to the West line of Lester Street in Town of Columbiana, Alabama, said point being the point of beginning of lot herein described; thence run in a northerly direction along the West line of Lester Street a distance of 240 feet; thence run westerly direction and parallel with South line of said forty acres a distance of 185 feet; thence run in a southerly direction and parallel with West line of Lester Street a distance of 240 feet to the South line of said SE 1/4 of SE 1/4 of Section 23, Township 21, Range 1 West; thence East along said South line of said forty acres a distance of 185 feet to point of beginning. Situated in Shelby County, Alabama.

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