

20100127000026590 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
01/27/2010 11:59:00 AM FILED/CERT

Send Tax Notice To:
Rose Building Systems, L.L.C.
P. O. Box 608
Saginaw, AL 35137

This instrument was prepared by
and when recorded return to:
Claude McCain Moncus, Esq.
Corley Moncus, P.C.
728 Shades Creek Parkway, Suite 100
Birmingham, Alabama 35209
(205) 879-5959

To Clear Title

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and no/100 Dollars (\$10.00) to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, the undersigned, **ROSE BUILDING SYSTEMS, L.L.C.**, an Alabama limited liability company (herein referred to as Grantor) do grant, bargain, sell and convey unto **ROSE BUILDING SYSTEMS, 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:

One Mobile Office , Trade Name: Kings; Series or Model Name: F03078; **Serial No.: K0100934634A and Serial No.: K0100934634B** (collectively the "Modular Office"), now located on the following described property:

A parcel of land situated in the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 30, Township 21 South, Range 2 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the Northeast Corner of the above said $\frac{1}{4}$ - $\frac{1}{4}$; thence North 86 degrees, 34 minutes, 07 seconds West, a distance of 42.42 feet to the point of beginning; thence continue along the last described course, a distance of 249.28 feet; thence South 16 degrees, 43 minutes, 49 seconds East, a distance of 1114.25 feet; thence North 16 degrees, 21 minutes, 21 seconds West, a distance of 126.61 feet to the beginning of a curve to the right, having a radius of 890.00 feet, a central angle of 16 degrees, 20 minutes, 05 seconds and subtended by a chord which bears North 08 degrees, 11 minutes, 19 seconds West and a chord distance of 252.88 feet; thence along the arc of said curve, a distance of 253.73 feet; thence North 00 degrees, 01 minutes, 16 seconds West, a distance of 680.38 feet to the point of beginning.

The purpose of the Warranty Deed is to surrender the Manufacturer's Certificate of Origin dated December 16, 2009, pursuant to Section 32-8-31, Code of Alabama for the above Modular Office and attach the Modular Office to the Real Property described above, and to become a part thereof.

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

And the undersigned does for itself and for the successors and assigns of the undersigned with said Grantee, its successors and assigns, that the undersigned is lawfully seized fee simple of said Modular Office; that it is free from encumbrances, unless otherwise noted above; that the undersigned has a good right to sell and convey the same as aforesaid; that the undersigned 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 undersigned have hereto set his hand and seal this ____ day of January, 2010.

Rose Building Systems, L.L.C., an Alabama limited liability company


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By: Gary L Cain [SEAL]
Name: GARRY CAIN
Title: PRESIDENT

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Gary L Cain, whose name as President of Rose Building Systems, L.L.C., 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 said instrument, he, in his capacity as such manager/member and with full authority, executed the same voluntarily for and as the act of said company on the same that bears date.

Given under my hand and official seal this the 27th day of January, 2010.

[NOTARY SEAL]

Harriet Fletcher Suddeth
NOTARY PUBLIC
My commission expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Apr 16, 2013
BONDED THRU NOTARY PUBLIC UNDERWRITERS