


THIS INSTRUMENT PREPARED BY:
James J. Odom, Jr.
P.O. Box 11244
Birmingham, AL 35202-1244

SEND TAX NOTICE TO:
Albert L. Scott, Jr.
206 Chastain Commons
Atlanta, GA 30342

STATE OF ALABAMA)
COUNTY OF SHELBY)


20100802000244610 1/2 \$30.00
Shelby Cnty Judge of Probate, AL
08/02/2010 09:10:16 AM FILED/CERT

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Fifteen Thousand and NO/100 Dollars (\$15,000.00), and other good and valuable consideration, paid to the undersigned grantor, Stephen H. Lee, a married man ("Grantor"), by Albert L. Scott, Jr. ("Grantee"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto the Grantee the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:

Commence at the NE Corner of Section 11, Township 22 South, Range 3 West, Shelby County, Alabama; thence N87°41'50"W, a distance of 2585.77'; thence N88°22'10"W, a distance of 296.68'; thence S19°54'12"W, a distance of 1082.15' to the POINT OF BEGINNING; thence S51°41'15"E, a distance of 37.62' to the beginning of a curve to the right, having a radius of 320.00 feet, a central angle of 19°28'05", and subtended by a chord which bears S41°54'29"E, and a chord distance of 108.12'; thence along the arc of said curve, a distance of 108.64' to the beginning of a non-tangent curve to the right, having a radius of 185.00 feet, a central angle of 09°34'07", and subtended by a chord which bears S64°15'26"W, a distance of 30.86'; thence along the arc of said curve, a distance of 30.90'; thence S69°02'33"W, a distance of 418.03' to the beginning of a curve to the right, having a radius of 474.68, a central angle of 07°43'35", and subtended by a chord which bears S72°54'20"W, and a chord distance of 63.96'; thence along the arc of said curve, a distance of 64.01' to a non-tangent curve to the left, having a radius of 1688.47 feet, a central angle of 14°48'03", and subtended by a chord which bears N49°30'40"E, and a chord distance of 435.03'; thence along the arc of said curve, a distance of 436.24'; thence N86°16'34"E, a distance of 46.82' to the POINT OF BEGINNING.

Said legal being that portion of Shelby County Tax Parcel 58-27-1-11-2-001-006.000 sitting Southwest of Alex Mill Road, being a part of the NE 1/4 of the NW 1/4 of Section 11, Township 22 South, Range 3 West.

SUBJECT TO: (1) Current taxes; (2) Easement to Alabama Power Company as set out by instruments recorded in Inst. #20020926000463810 and 20040102000000790 in the Probate Office; (3) Deed to Shelby County for right of way recorded as Inst. No. 20050131000046210 in the Probate Office; (4) Less and except any portion of land lying within road and/or road right of way; (5) Any minerals or mineral rights leased, granted or retained by prior owners.

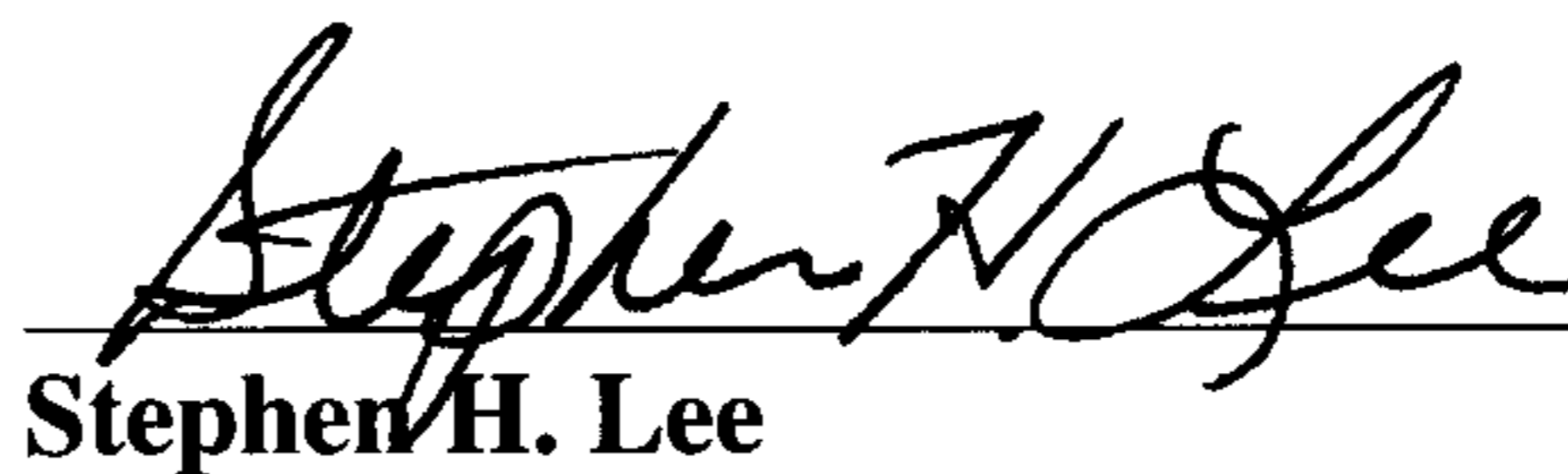
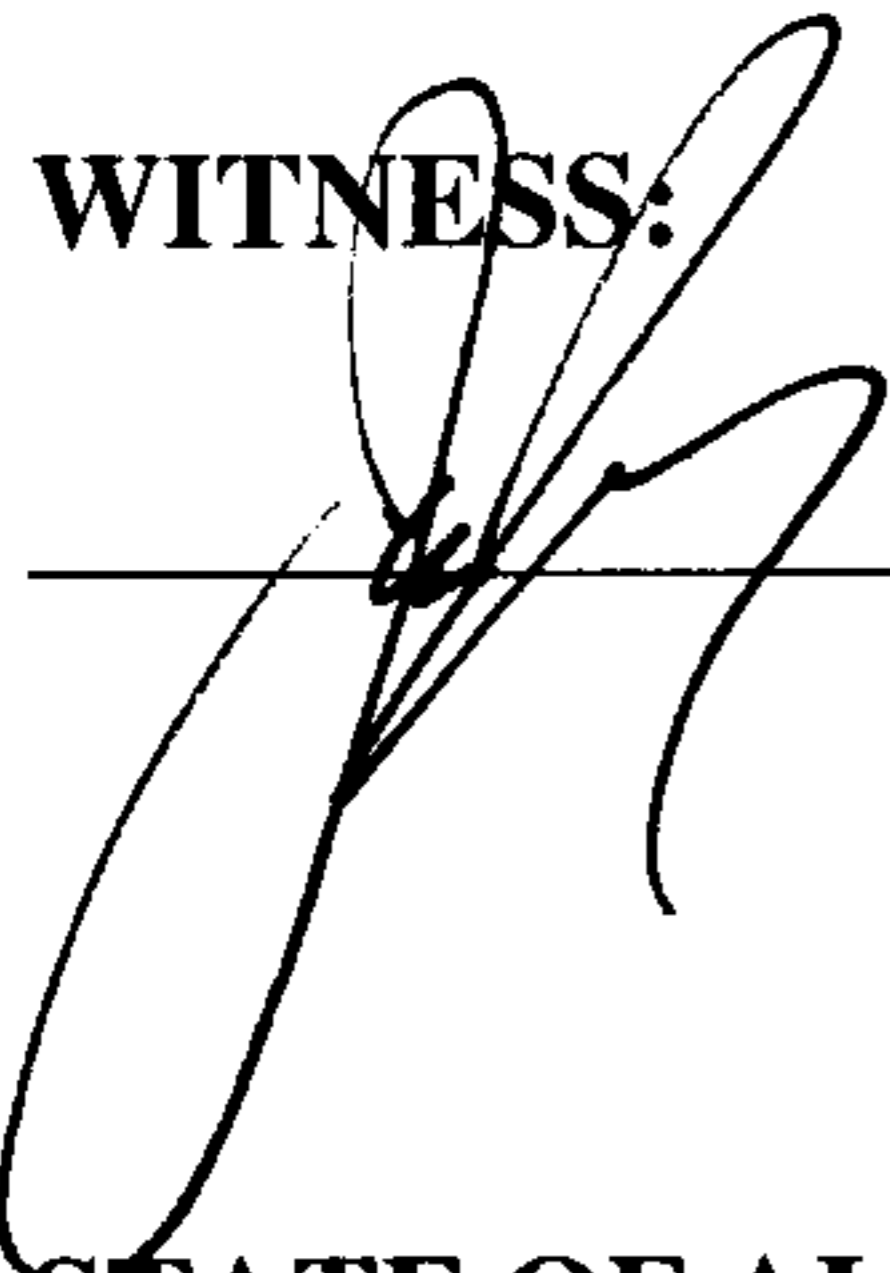
This property does not constitute the homestead of the Grantor herein.

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

And Grantor does for himself, his heirs and assigns, covenant with Grantee, his heirs and assigns, that he is lawfully seized in fee simple of the Premises; that the Premises are free from all encumbrances, except as noted above; that Grantor has a good right to sell and convey the Premises as aforesaid; that Grantor will, and his heirs and assigns shall, warrant and defend the same to the Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has executed this conveyance on this the 22nd day of July, 2010.

WITNESS:


Stephen H. Lee

STATE OF ALABAMA)
COUNTY OF SHELBY)


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephen H. Lee, a married man, 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 executed the same on the day the same bears date.

Given under my hand and seal this 22nd day of July, 2010.



Notary Public

My Commission Expires: 07/14/2011


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