

20111123000355700 1/3 \$153.00
Shelby Cnty Judge of Probate, AL
11/23/2011 11:05:05 AM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **One Hundred, Thirty Five Thousand and no/100's Dollars (\$135,000.00)** and other good and valuable consideration to the undersigned grantor,

AFK LAND, LLC, an Alabama limited liability company

(hereinafter referred to a GRANTOR) in hand paid by the GRANTEE the receipt whereof is hereby acknowledged the said GRANTOR does by these presents, grant, bargain, sell and convey unto

JOSEPH PROPERTY DEVELOPMENT, LLC

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

Parcel I

A parcel of land situated in the West $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 29, Township 18 South, Range 1 West, being more particularly described as follows:

Commence at the Southwest corner of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 29, Township 18 South, Range 1 West; thence in a Northerly direction along the West line of Southeast $\frac{1}{4}$ of said section a distance of 1223.09 feet to the point of beginning; thence $114^{\circ} 31'$ to the right and in a Southeasterly direction a distance of 397.24 feet to a point on the Westerly right of way line of Cahaba Valley Road; thence $90^{\circ} 00'$ to the left and in a Northeasterly direction along the Westerly line of Cahaba Valley Road a distance of 141.13 feet to a point; thence $81^{\circ} 29'$ to the left and in a Northwesterly direction a distance of 501.26 feet to a point on the West line of the Southeast $\frac{1}{4}$ of said section; thence $123^{\circ} 02'$ to the left and in a Southerly direction along said West line a distance of 236.91 feet to the point of beginning.

LESS AND EXCEPT any part of subject property lying within a road right of way.

Parcel II

A parcel of land situated in the Northwest one-quarter of the Southeast one-quarter of Section 29, Township 18 South Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southwest corner of said quarter-quarter and run North along the West line of said quarter-quarter for a distance of 132.06 feet to the POINT OF BEGINNING; thence leaving said North line, turn a deflection angle of $120^{\circ} 51' 37''$ to the right and run In a Southeasterly direction for a distance of 499.38 feet; thence turn an interior angle of $93^{\circ} 34' 18''$ to the left and run in a Southwesterly direction for a distance of 20.50 feet; thence turn an interior angle

of 84° 05' 16" to the left and run in a Northwesterly direction for a distance of 501.08 feet to the POINT OF BEGINNING.

Less and except any portion of subject property lying within a road right of way. All being situated in Shelby County, Alabama.

Subject to 2012 and subsequent year's ad valorem taxes.

Subject to covenants, easements, exceptions, reservations, encumbrances, liens, rights of way and restrictions of record or visible on said property.

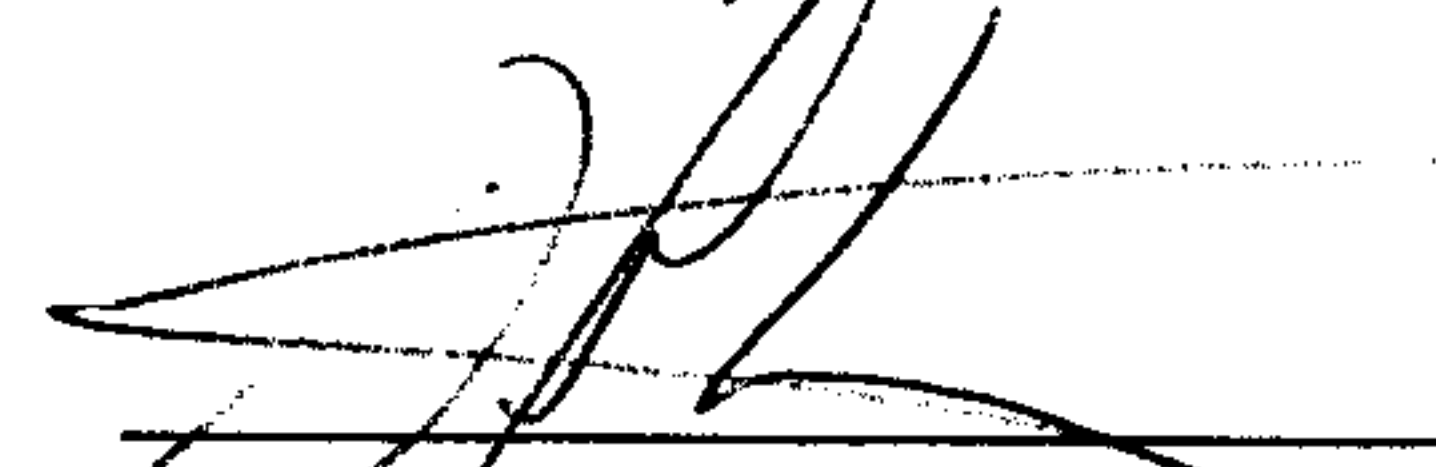
TO HAVE AND TO HOLD, unto the said GRANTEE, its successors and assigns.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, its successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free of 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 GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Managing Member who is authorized to execute this conveyance has hereunto set its signature and seal this the 10th day of November, 2011.

ATTEST:

AFK LAND, LLC

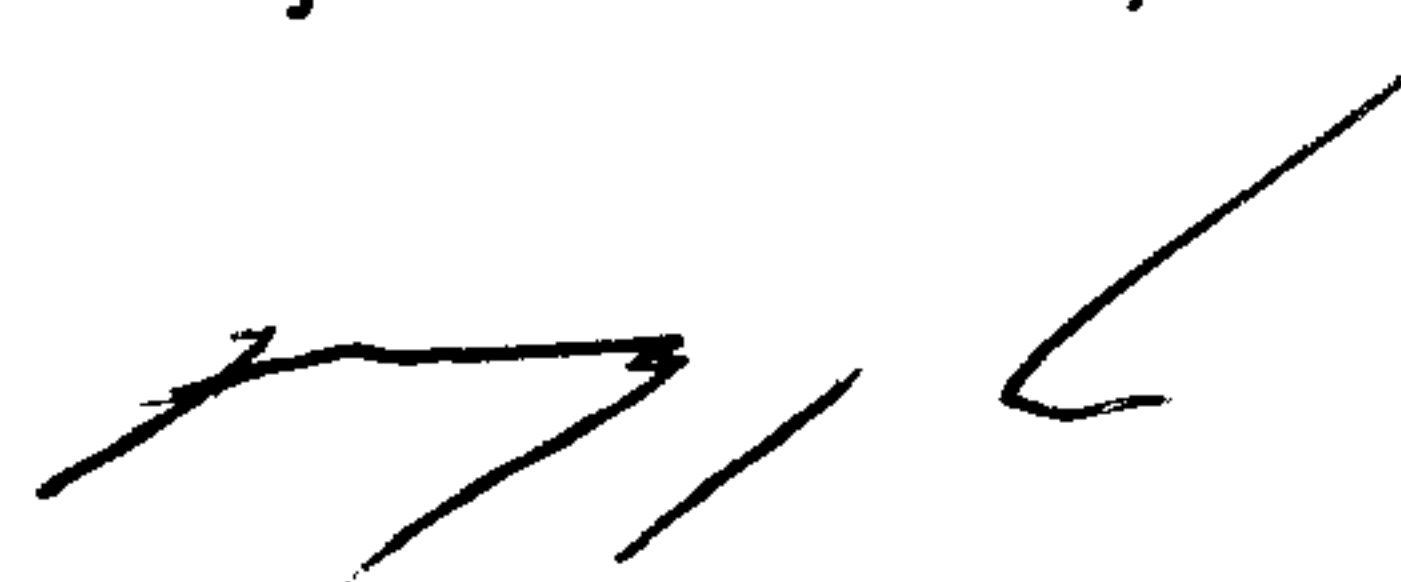


It's Managing Member

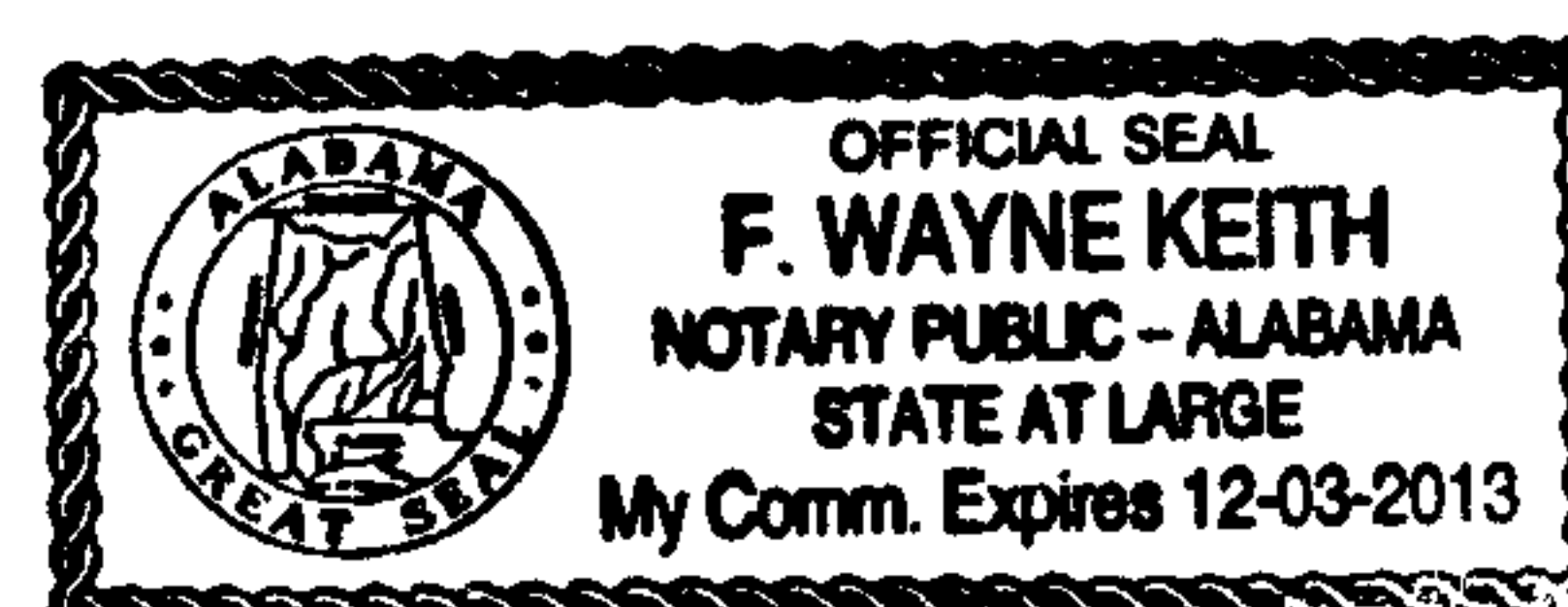
STATE OF ALABAMA
SHELBY COUNTY


I, the undersigned, a Notary Public in and for said County, in said State hereby certify that David Keith, whose name as Managing Member of AFK Land, LLC, a limited liability company is signed to the foregoing conveyance and who is known to me, acknowledged before me, that, being informed of the contents of the conveyance he as such Managing Member and with full authority executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and seal this the 10th day of November, 2011.



Notary Public




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THIS INSTRUMENT PREPARED BY:
F. Wayne Keith, Attorney
15 Southlake Lane Suite 150
Birmingham, Alabama 35244

Shelby County, AL 11/23/2011
State of Alabama
Deed Tax:\$135.00

SEND TAX NOTICE TO:
Joseph Property Development, LLC
1236 Blue Ridge Blvd.
Birmingham, Alabama 35226