

Send Tax Notice to: R. Dale Peterson., 5010 Cahaba Valley Trace, Birmingham, Al. 35242

QUIT CLAIM DEED

Value \$4,000

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration in hand paid to the undersigned, the receipt of whereof is hereby acknowledged, the undersigned
James L. Lucas, Jr., husband of Linda M. Lucas

hereby remises, releases, quit claims, grants, sells and conveys to

R. Dale Peterson

(hereinafter called Grantees), all his right, title, interest and claim in or to the following described real estate situated in Shelby County, Alabama, to-wit:

See attached Exhibit A for legal description incorporated herein for all purposes.

Subject to: All easements, restrictions and rights of way of record.

This deed is prepared and makes reference to that Circuit Court Ruling recorded in Inst. 20110801000221680 which modified the Lis Pendens recorded in Inst. 20100903000286090 and the Consent Decree recorded in Book 1999, page 05544 and also voided the Deed recorded in Inst. 20101221000427480 in which property was deeded from James L. Lucas, Sr. To James L. Lucas, Jr. And wife Linda M. Lucas.

TO HAVE AND TO HOLD to said Grantee forever.


Given under my hand and seal this 7 day of Feb, 2012.

 (Seal)
JAMES L. LUCAS, JR.

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that James L. Lucas, Jr. ~~And his wife Linda M. Lucas~~ whose name is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14 day of Feb., 2012.


NOTARY PUBLIC 8/13/13

My commission expires:

PREPARED BY: South Oak Title, LLC, 2803 Greystone Commercial Blvd., Birmingham, Al. 35242




20120322000099900 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
03/22/2012 12:49:29 PM FILED/CERT

Shelby County, AL 03/22/2012
State of Alabama
Deed Tax:\$4.00

EXHIBIT A

Commence at the SW corner of NE 1/4 of SW 1/4, Section 14, Township 19 South, Range 2 West, and run North along the West boundary of said 1/4-1/4 section 351.93 feet; thence 98 degrees 18 minutes right and run in a southeasterly direction for 913.56 feet to the point of beginning of the parcel herein described; thence continue southeasterly along same course for 151.44 feet; thence 81 degrees 43 minutes 49 seconds right and run southerly for 148.34 feet; thence 43 degrees 25 minutes 54 seconds right and run southwesterly for 464.77 feet; thence 89 degrees 33 minutes right and run northwesterly for 233.32 feet; thence 91 degrees 19 minutes right and run northeasterly for 487.31 feet to the point of beginning. Situated in Shelby County, Alabama.


20120322000099900 2/2 \$19.00
Shelby Cnty Judge of Probate, AL
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