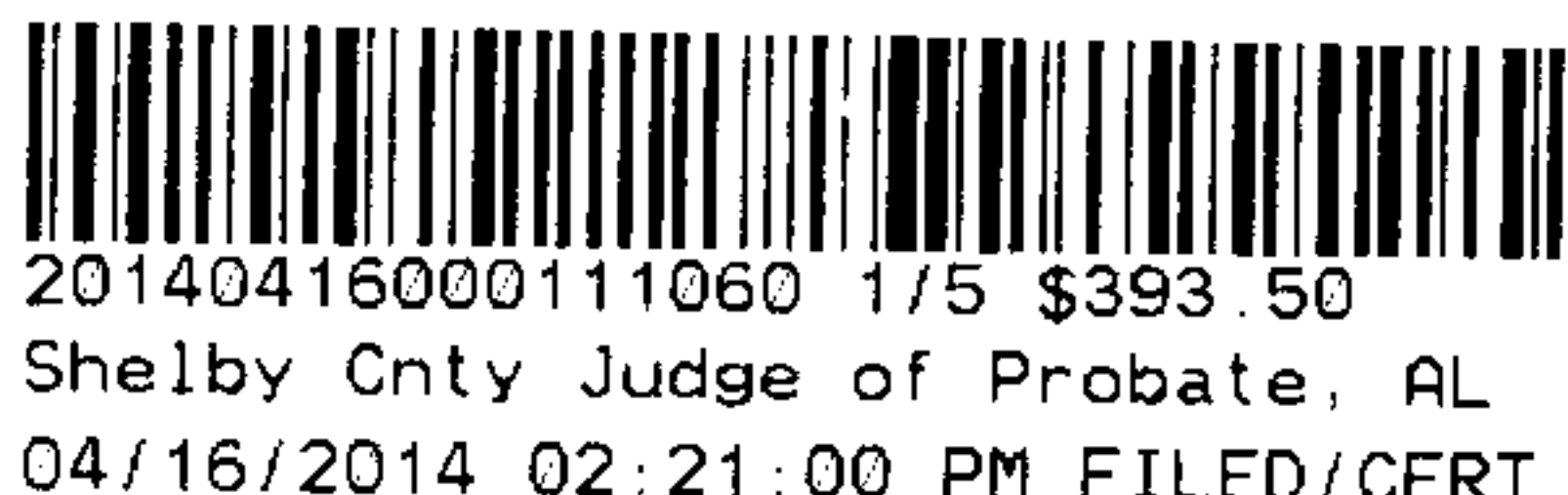


This instrument was prepared by:
Jason E. Spinks
3360 Davey Allison Blvd
Hueytown, Al 35023



Send Tax Notice to: William B. Cashion
3360 Davey Allison Blvd
Hueytown, AL 35023

STATUTORY WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOWN ALL MEN BY THESE PRESENTS,

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of FIVE THOUSAND DOLLARS and 00/100(\$5,000.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned WESTERN REI, an Alabama Limited Liability Company, having its' principal place of business at 330 Davey Allison Blvd, Hueytown, AL 35023 (hereinafter the "Grantor"), hereby remises, released, quitclaims, grants, sells, and conveys to William B. Cashion, a single man, having an address of 1305 13th Way, Pleasant Grove, AL 35127 (hereinafter the Grantee"), all of its rights, title, and interests and claim in or to that certain parcel of property situated in Shelby County, Alabama, more particularly described on Exhibit "A" attached hereto.

TO HAVE AND TO HOLD to the said Grantee forever.

Given under Grantor's hand and seal, this 16th day of April, 2014.

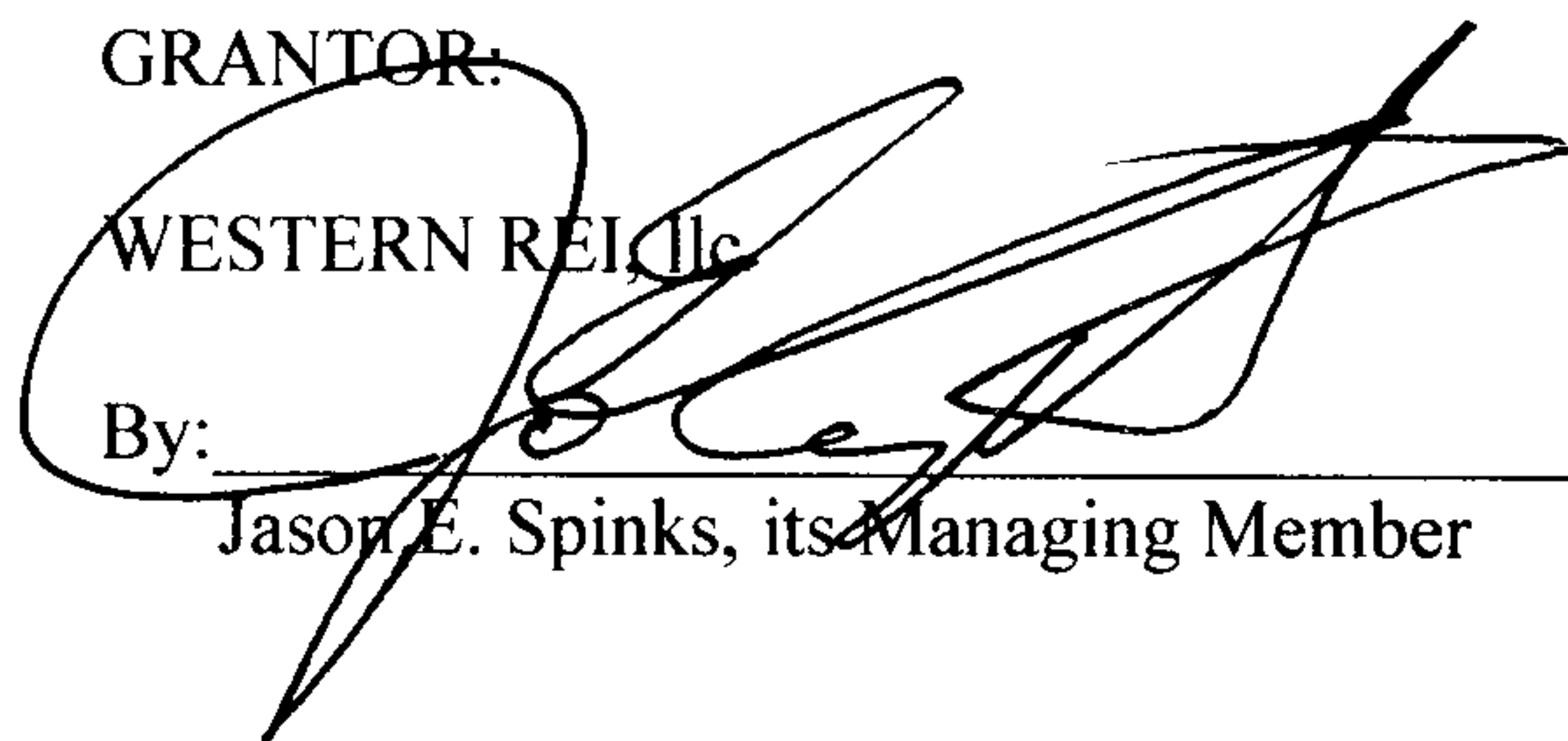
Subject to:

1. All items of record
2. Advalorem taxes for the current year which Grantee herein assume and agree to pay;
3. Restrictions appearing of record in Record Map;

Note: This property does not constitute the homestead of the grantor.

The Grantor, does individually and for the heirs, executors, and administrators of the Grantor covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, administrators of the Grantor shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 16th day of April, 2014.


GRANTOR:
WESTERN REI, llc
By: 
Jason E. Spinks, its Managing Member

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jason E. Spinks, Managing Member of Western REI, llc, personally appeared before me and provided satisfactory evidence to be the person whose name is subscribed within the instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the state of Alabama that the foregoing paragraph is true and correct.

Given under my hand and official seal, this the 16th day of April, 2014.

Shelby County, AL 04/16/2014
State of Alabama
Deed Tax: \$367.50


NOTARY PUBLIC
My Commission expires
AFFIX SEAL

MY COMMISSION EXPIRES
JUNE 15, 2015

EXHIBIT A

PARCEL I:

A part of the Southwest Quarter of the Northwest Quarter, Southeast Quarter of the Northwest Quarter, Northwest Quarter of the Southwest Quarter and the Northeast Quarter of the Southwest Quarter, Section 21, Township 21 South, Range 3 West:

Commence at the Northwest corner of Section 21, Township 21 South, Range 3 West, Shelby County, Alabama and run thence Easterly along the North line of said Section 21 a distance of 875.09 feet to a point on the West right of way line of Shelby County Road No. 17; thence turn 77 degrees 03 minutes 56 seconds right and run along said right of way line a distance of 2,558.32 feet to the point of beginning of the property being described; thence continue along last described course a distance of 268.00 feet to a point marked by steel pin; thence turn 101 degrees 01 minutes 46 seconds to the right and run Westerly a distance of 210.00 feet to a point marked by a steel point; thence turn 78 degrees 58 minutes 14 seconds right and run a distance of 168.00 feet to a point marked by a steel pin; thence turn 73 degrees 48 minutes 54 seconds right and run a distance of 214.63 feet to the point of beginning.

PARCEL II:

A parcel of land situated in the South $\frac{1}{2}$ of the NW $\frac{1}{4}$ and the North $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 21, Township 21 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the intersection of the South line of the South $\frac{1}{2}$ of the NW $\frac{1}{4}$ and the North $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 21, Township 21 South, Range 3 West and the West right of way of Shelby County Highway No. 17; thence run North along the West right of way for a distance of 258.00 feet to the point of beginning; thence turn an angle to the left of 79 degrees 13 minutes 08 seconds and run West for a distance of 189.87 feet; thence turn an angle to the left of 95 degrees 07 minutes 08 seconds and run South for a distance of 196.91 feet; thence turn an angle to the left of 112 degrees 00 minutes 57 seconds and run Northeast for a distance of 214.63 feet to a point on the West right of way of Shelby County Highway No. 17; thence turn an angle to the left of 73 degrees 38 minutes 47 seconds and run North along the said West right of way for a distance of 100.00 feet to the point of beginning; being situated in Shelby County, Alabama.



20140416000111060 2/5 \$393.50
Shelby Cnty Judge of Probate, AL
04/16/2014 02:21:00 PM FILED/CERT

EXHIBIT "A"

Legal Description

Township 21 South, Range 3 West, Shelby County, Alabama

Section 21: The Northwest Quarter of the Northwest Quarter (NW1/4 of NW1/4) lying West of Montevallo-Bessemer Road, LESS AND EXCEPT a lot belonging to Church which is described as follows: Begin at the intersection of the North line of said Section 21 with the West boundary of right of way of the Montevallo-Bessemer public road and run West along North line of Section 300 feet; thence South 100 feet; thence East 320 feet to West boundary of said road; thence North along West boundary of said road 100 feet to the point of beginning of lot excepted. ALSO, LESS AND EXCEPT the following property described as follows: Beginning at the Southeast corner of a certain lot or tract of land located in NW1/4 of NW1/4 of Section 21, Township 21 South, Range 3 West, which corner is located by an iron stake 12 feet West of the center of the Montevallo-Bessemer public road and 404.5 feet Northwest of the Southeast corner of said NW1/4 of NW1/4, at an angle of 37 degrees 30 minutes West of the East line of said NW1/4 of NW1/4; thence South 73 degrees 10 minutes West 255.6 feet; thence North 16 degrees 50 minutes West 170.4 feet; thence North 73 degrees 10 minutes East 255.6 feet; thence South 16 degrees 50 minutes East 170.4 feet to the point of beginning of lot herein described. ALSO, LESS AND EXCEPT the following property described as follows: Commence at Northeast corner of NW1/4 of NW1/4 of Section 21 and run West along Section line a distance of 210.78 feet; thence 88 degrees 59 minutes left a distance of 100.0 feet; thence 0 degrees 04 minutes right a distance of 578.80 feet to point of beginning on the West side of the right of way of the Montevallo-Bessemer Highway; thence continue along said right of way a distance of 160.60 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet; thence 98 degrees 22 minutes right a distance of 160.60 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet to the point of beginning of lot herein excepted. ALSO, LESS AND EXCEPT the following property described as follows: Commence at the Northeast corner of the NW1/4 of NW1/4 of said Section 21 and run West along Section line a distance of 210.78 feet; thence 88 degrees 59 minutes left a distance of 100 feet to the point of beginning, being the Southeast corner of Church lot; thence 0 degrees 04 minutes right along West right of way of Montevallo-Bessemer Highway a distance of 578.80 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet; thence 98 degrees 22 minutes right a distance of 613.10 feet; thence 88 degrees 55 minutes right a distance of 271.85 feet to the point of beginning of the lot herein excepted.

The Southwest Quarter of the Northwest Quarter (SW1/4 of NW1/4) lying West of Montevallo-Bessemer public road and West of lots 39, 40 and 41 according to G.F. Peter's Map of the Town of Maylene, drawn November 13, 1946, as surveyed by I.S. Gillespie, in Shelby County, Alabama; there is EXCEPTED herefrom 5 acres heretofore sold to the State of Alabama for school purposes and which 5 acres is described therein as follows: Beginning at the Northeast corner of SW1/4 of NW1/4, of said Section 21; thence South 57 degrees 30 minutes West 178.2 feet to an iron stake for starting point; thence South 11 degrees 10 minutes East 525 feet parallel to Montevallo and Helena Public road to an iron stake; thence South 78 degrees 50 minutes West 420 feet to an iron stake; thence North 11 degrees 10 minutes West 525 feet to an iron stake; thence North 78 degrees 50 minutes East 420 feet to point of beginning of said 5 acre parcel excepted.

The Northwest Quarter of the Southwest Quarter (NW1/4 of SW1/4) LESS AND EXCEPT a small portion of the Zeiderhook lot, Means lot and Nabors lot, all off the Northeast corner of said forty, which said lots are more particularly described in deeds Recorded in Deed Book 25, Page 270, Deed Book 62, Page 339 and Deed Book 62, Page 436 in said Probate Office.

ALSO, LESS AND EXCEPT a tract of land located in the W1/2 of the NW1/4 of Section 21 described as follows: Commence at the Southeast corner of the NW1/4 of the NW1/4 of Section 21; thence run South 75 degrees 25 minutes 17 seconds West a distance of 170.3 feet to an iron pin on the Westerly right of way of Shelby County Highway No. 17 and the point of beginning; thence South 61 degrees 41 minutes 27 minutes West a distance of 449.8 feet to an iron pin; thence North 12 degrees 00 minutes 00 seconds East a distance of 239.1 feet to an iron pin; thence North 47 degrees 16 minutes 51 seconds East a distance of 385.3 feet to an iron pin on the Westerly right of way of Shelby County Highway No. 17; thence run Southeasterly along said right of way a distance of 289.0 feet to the point of beginning.

All that part of the Northeast Quarter of the Southwest Quarter (NE1/4 of SW1/4) lying West of Montevallo-Bessemer road; EXCEPT the Zeiderhook lot, Means lot and Nabors lot, all off the North end of said forty, which lots are more particularly described in deeds recorded in Deed Book 25, Page 270, Deed Book 62, Page 339 and Deed Book 62, Page 436 in said Probate Office. ALSO EXCEPT the following described tract of land: (i.) a tract of land located in the NE1/4 of the SW1/4 of Section 21, described as follows: Commence at the Southwest corner of the NE1/4 of SW1/4 of Section 21; thence run Northerly along the West line of said 1/4-1/4 Section 604.39 feet to the point of beginning of the land herein excepted; thence continue Northerly 100.00 feet to a point; thence turn right, an angle of 91 degrees 19 minutes 30 seconds and run Easterly 172.97 feet to a point on the Westerly right of way line of Shelby County Highway No. 17; thence run Southwesterly along said right of way 102.00 feet to a point; thence run Westerly and parallel to the North line of land 160.0 feet back to the point of beginning of excepted parcel.

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Western REIT, Inc.
Mailing Address 3360 Davey Allison Blvd
Huntsville, AL 35893

Grantee's Name William B. Cashion
Mailing Address 1305 13th Way
Pleasant Grove, AL
35107

Property Address N/A

Date of Sale _____
Total Purchase Price \$ _____

or
Actual Value \$ 367,417.68

or
Assessor's Market Value \$ _____

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale
☐ Sales Contract
☐ Closing Statement

☐ Appraisal
☐ Other _____

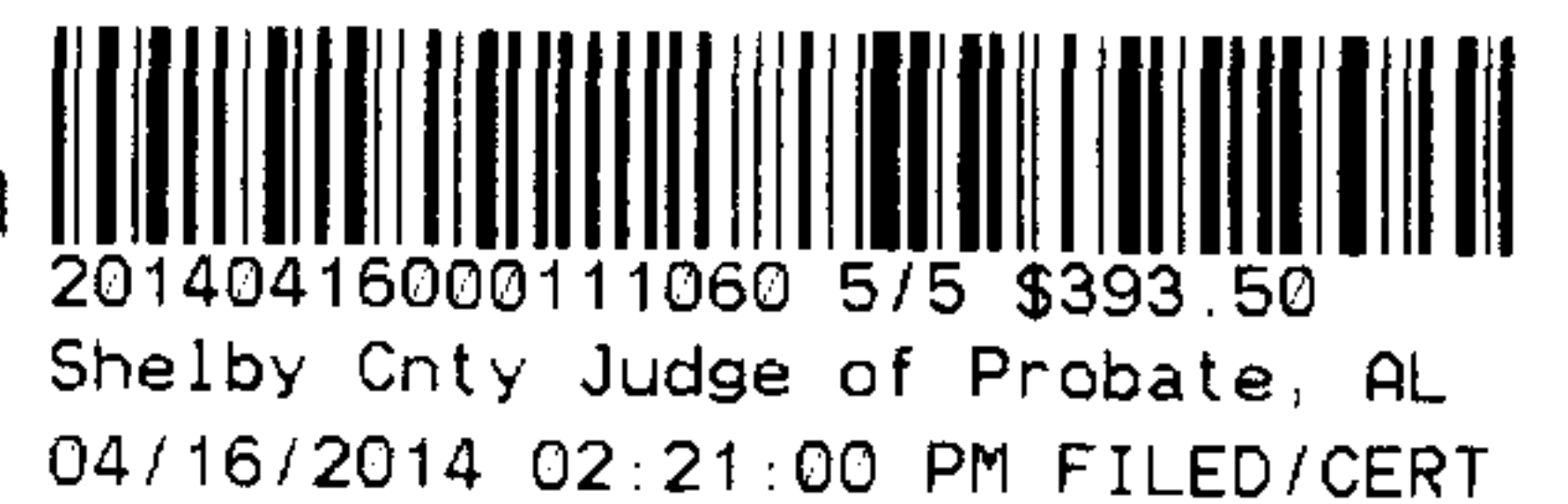
If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if a



Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 4/16/14

Unattested

(verified by)

Print

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1