

THIS INSTRUMENT PREPARED BY:

*G. Thomas Sullivan*  
*CABANISS, JOHNSTON, GARDNER*  
*DUMAS & O'NEAL LLP*  
*Post Office Box 830612*  
*Birmingham, Alabama 35283-0612*  
*(TEL) 205/716-5200*

SEND TAX NOTICES TO:

Noland Health Services, Inc.  
600 Corporate Parkway, Suite 100  
Birmingham, AL 35242



20140923000299330 1/10 \$283.00  
Shelby Cnty Judge of Probate: AL  
09/23/2014 03:53:43 PM FILED/CERT

STATE OF ALABAMA )  
:  
SHELBY COUNTY )

**GENERAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS:** That for and in consideration of the sum of Two Hundred Thirty-Seven Thousand and Five Hundred Thirteen No/100 Dollars (\$237,513.00) and other good and valuable consideration to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt and sufficiency of which is hereby acknowledged, the undersigned **CAROLINE BAILIE SCOTT**, a widow, **CAROLINE S. WALTERS**, a married woman, **WILLIAM G. SCOTT**, a single man, **MARGARET S. JONES**, a married woman, **ROBERT W. SCOTT**, a married man, and **ALBERT L. SCOTT, JR.**, a married man (herein referred to as "GRANTORS"), do hereby GRANT, BARGAIN, SELL and CONVEY unto **NOLAND HEALTH SERVICES, INC.**, a Delaware corporation (herein referred to as "GRANTEE"), its successors and assigns, all of their interests in that certain real estate situated in Shelby County, Alabama, and more particularly described as follows:

A Parcel of land identified as "Less & Except" in Parcel B of the survey of Robert F. Weimorts, Jr. dated May 10, 2010, and located in the Southwest ¼ of the Northwest ¼ and in the northwest ¼ of the Southwest ¼ of Section 11, Township 22 South, Range 03 West, Shelby County, Alabama, being more particularly described as follows: COMMENCING at a found 1 inch pipe at the Southeast Corner of the Southwest ¼ of the Northwest ¼ of said Section 11, thence South 02°26'17" East along East line of the Northwest ¼ of the Southwest ¼ of said Section 11 for a distance of 510.50 feet to a set iron pin; thence leaving said ¼ - ¼ line South 87°40'12" West for a distance of 363.84 feet to a found 1 inch open pipe; thence North 66°29'34" West for a distance of 1228.07 feet to a set iron pin on the Eastern right-of-way of Alabama State Highway No. 119 (varying width right-of-way) thence along said right-of-way North 31°21'00" East for a distance of 59.67 feet; thence continue along said right of way South 58°39'00" East for a distance of 20.00 feet; thence continue along said right-of-way North 31°21'00" East for a distance of 408.30 feet to a curve to the right having a delta of 10°12'34" and a radius of 1577.02 feet, with a chord bearing of North 36°27'17" East and a chord distance of 280.64 feet; thence continue along said right of way,



along said curve for a distance of 281.09 feet; thence North 48°26'25" West for a distance of 20.00 feet to a curve to the right having a delta of 06°22'05" and a radius of 1597.02 feet, with a chord bearing of North 44°44'37" East and a chord distance of 177.41 feet; thence continue along said right-of-way, along said curve for a distance of 177.50 feet to a set iron pin, said point being the POINT OF BEGINNING of the parcel herein described, said point being on a curve to the right having a delta of 15°05'03" and a radius of 1597.02 feet, with a chord bearing of North 55°28'11" East and a chord distance of 419.23 feet; thence continue along said right-of-way, along said curve for a distance of 420.45 feet to a set iron pin; thence leaving said right of way South 33°00'13" East for a distance of 760.94 feet to a set iron pin; thence South 32°52'44" East 270.50 feet to a found rebar; thence South 52°31'45" West for a distance of 416.27 feet to a set iron pin; thence North 33°11'37" West for a distance of 1052.72 feet to the POINT OF BEGINNING of the Parcel herein described.

Situated in Shelby County, Alabama.

Also described as:

Commence at a 1" open top pipe in place being the Southeast corner of the Southwest one-fourth of the Northwest one-fourth of Section 11, Township 22 South, Range 3 West, Shelby County, Alabama; thence proceed West along the South boundary of said quarter-quarter Section for a distance of 143.42 feet to the point of beginning. From this beginning point proceed South 52 degrees 33 minutes 46 seconds West for a distance of 265.81 feet to a ½" capped rebar in place; thence proceed North 33 degrees 11 minutes 01 seconds West for a distance of 1052.49 feet to a ½" capped rebar in place being located on the Southerly right of way of Alabama Highway 119; thence proceed Northeasterly along the Southerly right of way of said highway and along the curvature of a concave curve right having a delta angle of 15 degrees 04 minutes 33 seconds and a radius of 1597.02 feet for a chord bearing and distance of North 55 degrees 26 minutes 44 seconds East, 419.0 feet to a ½" capped rebar in place; thence proceed South 33 degrees 00 minutes 35 seconds East for a distance of 761.02 feet to a ½" capped rebar in place; thence proceed South 32 degrees 52 minutes 53 seconds East for a distance of 270.62 feet to a ½" capped rebar in place; thence proceed South 52 degrees 33 minutes 46 seconds West for a distance of 150.49 feet to the point of beginning.

The above described land is located in the Southwest one-fourth of the Northwest one-fourth, and Northwest one-fourth of the Southwest one-fourth of Section 11, Township 22 South, Range 3 West, Shelby County, Alabama.

Together with all and singular the improvements thereon, and the appurtenances and rights thereunto belonging or in any way appertaining thereto (collectively, the real property and improvements thereon, if any, are hereinafter referred to as the "Property").

This conveyance is made and accepted expressly subject to the following matters, but only to the extent actually affecting the Property:

1. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records.
2. Taxes or assessments for 2014 and subsequent years and not yet due and payable.
3. Misalignment of fence, overhead power lines, power poles, as shown on survey of James M. Ray, dated August 11, 2014.

**TO HAVE AND TO HOLD** the Property unto the said GRANTEE, and its successors and assigns, in fee simple, **FOREVER**.

GRANTORS do for themselves, and for their heirs, administrators, executors, successors and assigns, covenant with GRANTEE, and its successors and assigns, that GRANTORS are lawfully seized in fee simple of the Property; that the Property is free from any and all encumbrances, unless otherwise noted herein; that GRANTORS have a good right to sell and convey the Property; and that GRANTORS will, and their heirs, administrators, executors, successors and assigns, shall, forever warrant and defend the Property to GRANTEE, and its successors and assigns, forever, against the lawful claims of all persons whosoever.

The Property does not constitute the homestead or any part thereof of any of the GRANTORS or their spouses, other than GRANTOR Caroline Bailie Scott.

**IN WITNESS WHEREOF**, GRANTORS have caused these presents to be executed on this, the 23rd day of September, 2014.

**[Signatures Intentionally Begin on the Next Page]**



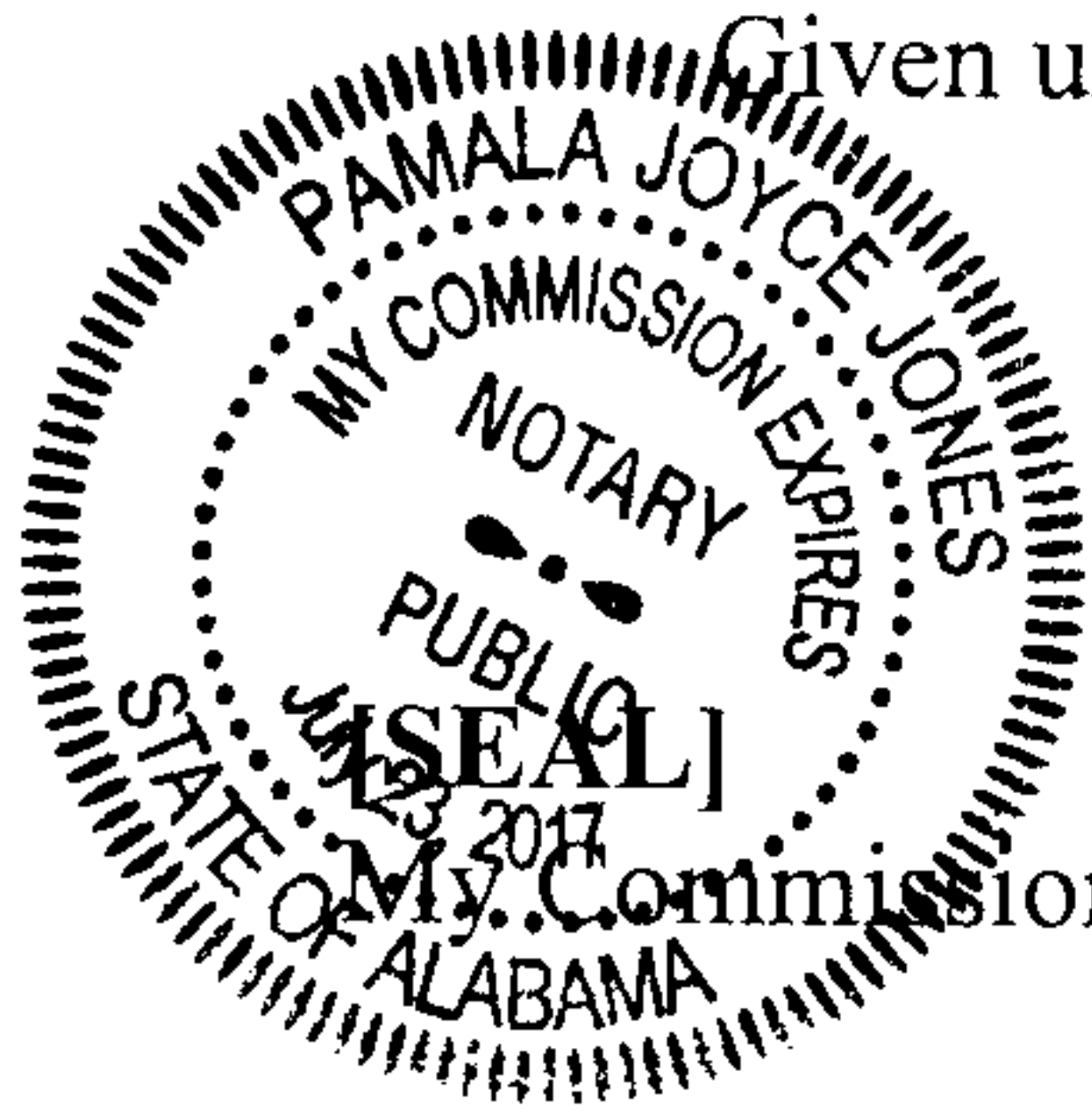
*Caroline Bailie Scott by  
Margaret S. Jones, attorney-in-fact*  
CAROLINE BAILIE SCOTT, by and through  
Margaret S. Jones, her attorney-in-fact as  
designated by that certain General Durable Power  
of Attorney Effective Upon Disability,  
Incompetency or Incapacity of Principal

STATE OF ALABAMA )

Jefferson COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **CAROLINE BAILIE SCOTT**, by and through Margaret S. Jones, her attorney-in-fact as designated by that certain General Durable Power of Attorney Effective Upon Disability, Incompetency or Incapacity of Principal, whose name 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 such conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 23<sup>rd</sup> day of September, 2014.



*Pamala Joyce Jones*  
Notary Public

My Commission Expires: 7-23-17

Caroline S. Walters  
CAROLINE S. WALTERS

STATE OF GEORGIA     )  
                                  :  
TOWNS COUNTY     )

I, the undersigned, a Notary Public residing in the county and state aforesaid, do certify **CAROLINE S. WALTERS**, who is personally to me known, this day appeared before me personally and did acknowledge that she did sign, seal and deliver the foregoing deed of her own free will and accord, for the purposes therein named and expressed.

In witness whereof, I have hereunto set my hand and official seal, this the 19 day of SEPT., 2014.

Gretchen Howell  
Notary Public

[SEAL]

My Commission Expires: \_\_\_\_\_

GRETCHEN HOWELL  
NOTARY PUBLIC  
Towns County  
State of Georgia  
My Comm. Expires November 17, 2017

Witnesses:

*Benjamin Scott*

*Ben Lumber*

*William G. Scott*

WILLIAM G. SCOTT

STATE OF LOUISIANA )

East Baton Rouge PARISH )

Be it known, that on this 20 day of the month of September, 2014, before me, the undersigned authority, personally came and appeared **WILLIAM G. SCOTT**, to me personally known and known by me to be the person whose genuine signature is affixed to the foregoing document, who signed said document before me and in the presence of the two witnesses whose names are thereto subscribed as such, being competent witnesses, and who acknowledged, in my presence and in the presence of said witnesses, that he signed the above and foregoing document as his own free act and deed and for the uses and purposes therein set forth and apparent.

In witness whereof, the said appearer has signed these presents and I have hereunto affixed my hand and seal, together with the said witnesses on the day and date first above written.

*Paul*

Notary Public

[SEAL]

My Commission Expires: Lifetime Commission



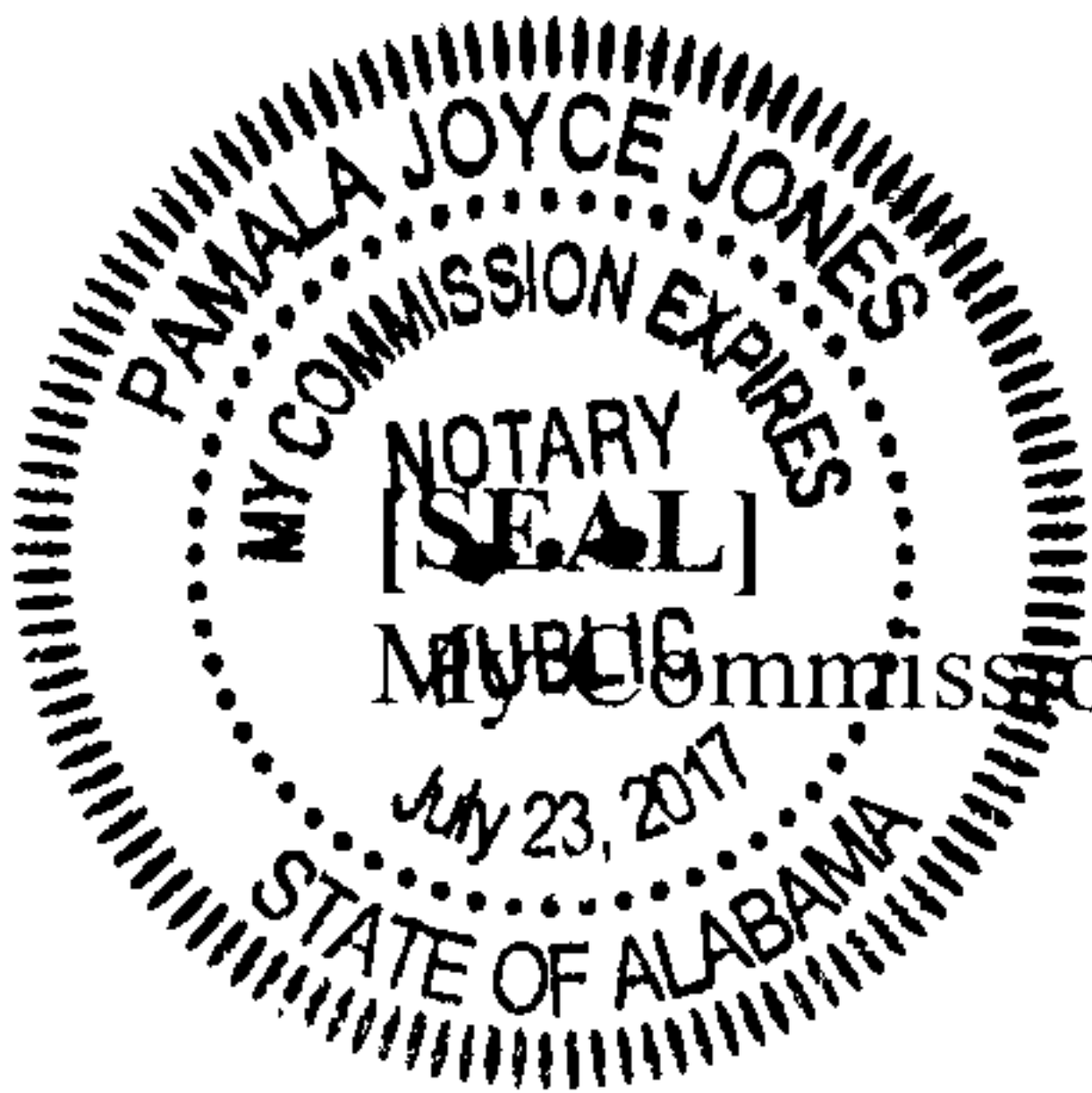
Margaret S. Jones  
MARGARET S. JONES

STATE OF ALABAMA )

Jefferson COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **MARGARET S. JONES**, whose name 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 such conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 23<sup>rd</sup> day of September 2014.



Pamela Joyce Jones  
Notary Public

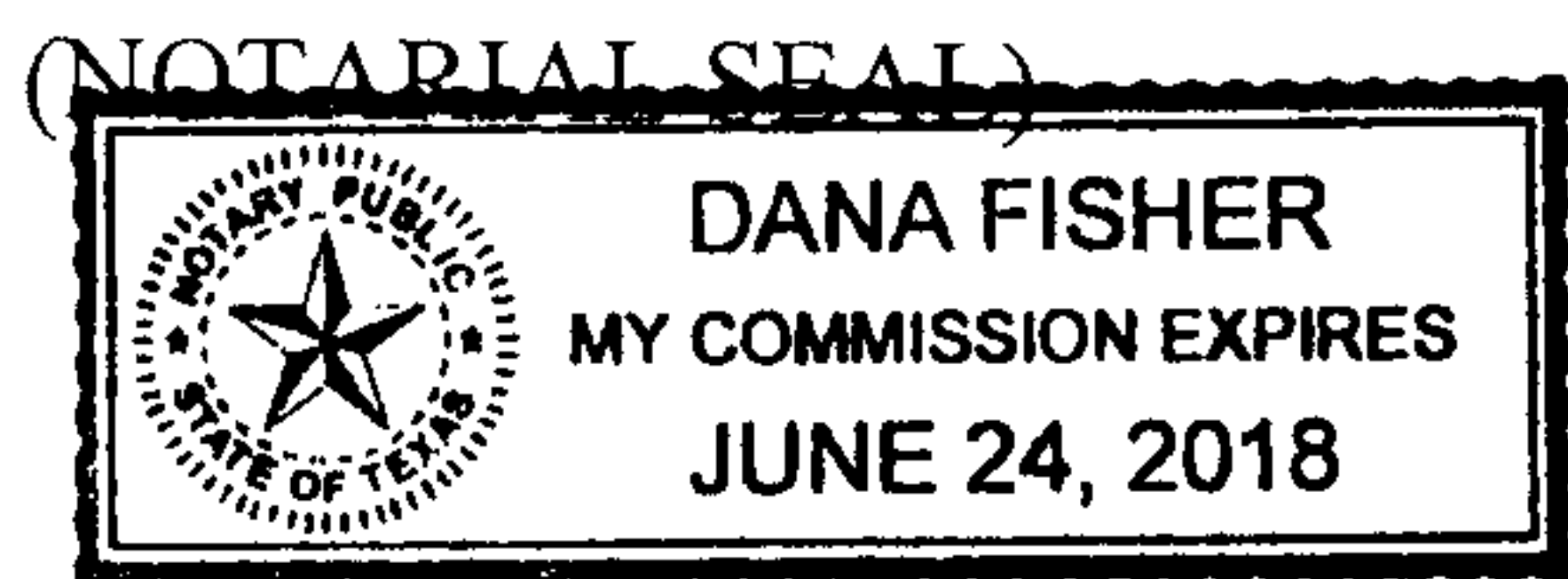
My Commission Expires: 7-23-17



Robert W. Scott  
ROBERT W. SCOTT

STATE OF TEXAS            )  
  ) ss  
COUNTY OF Metrop )

The foregoing instrument was acknowledged before me this 17<sup>th</sup> day of September, 2014, by **ROBERT W. SCOTT**.



Dana Fisher  
Notary Public  
My Commission Expires: 6-24-18



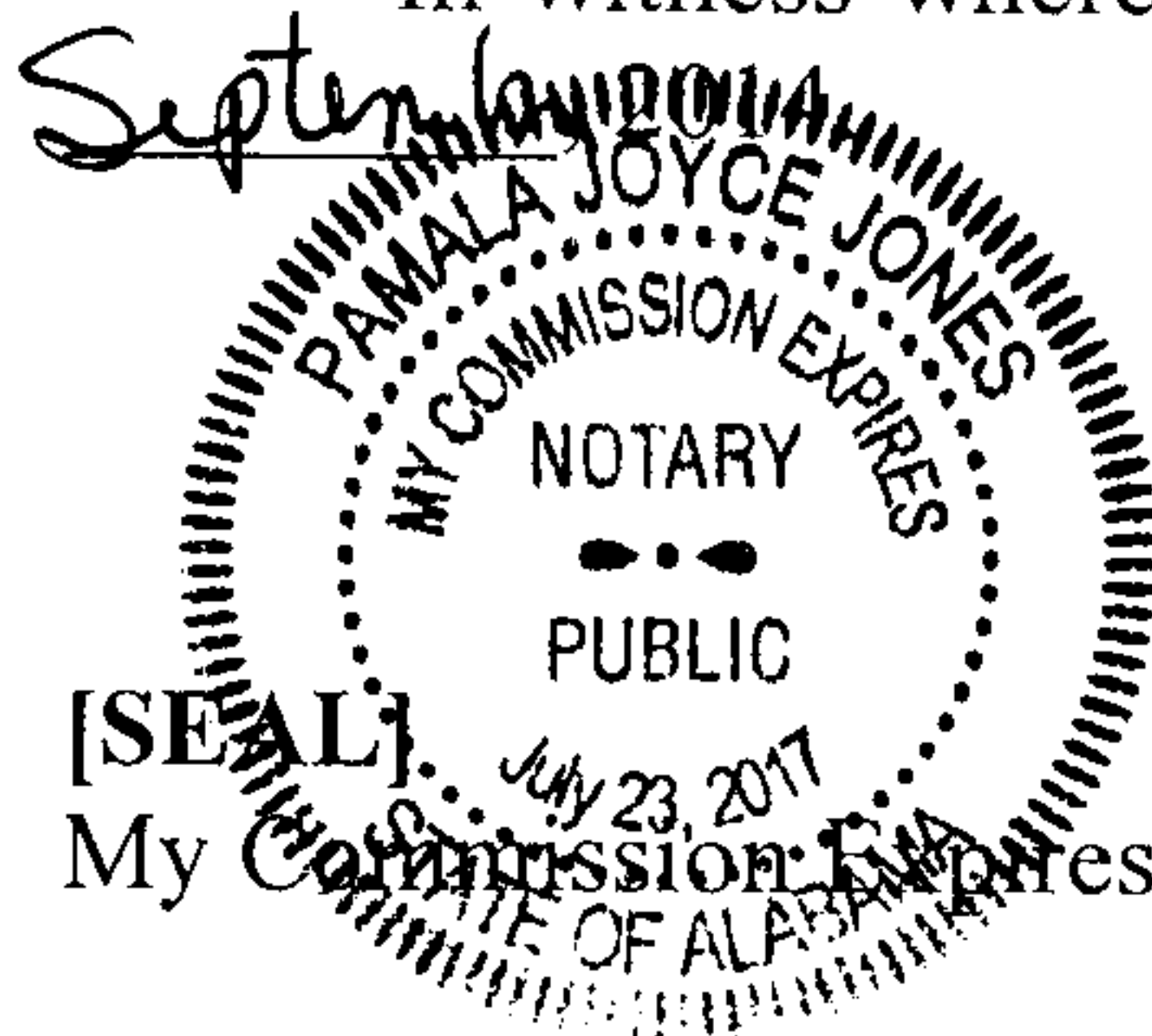


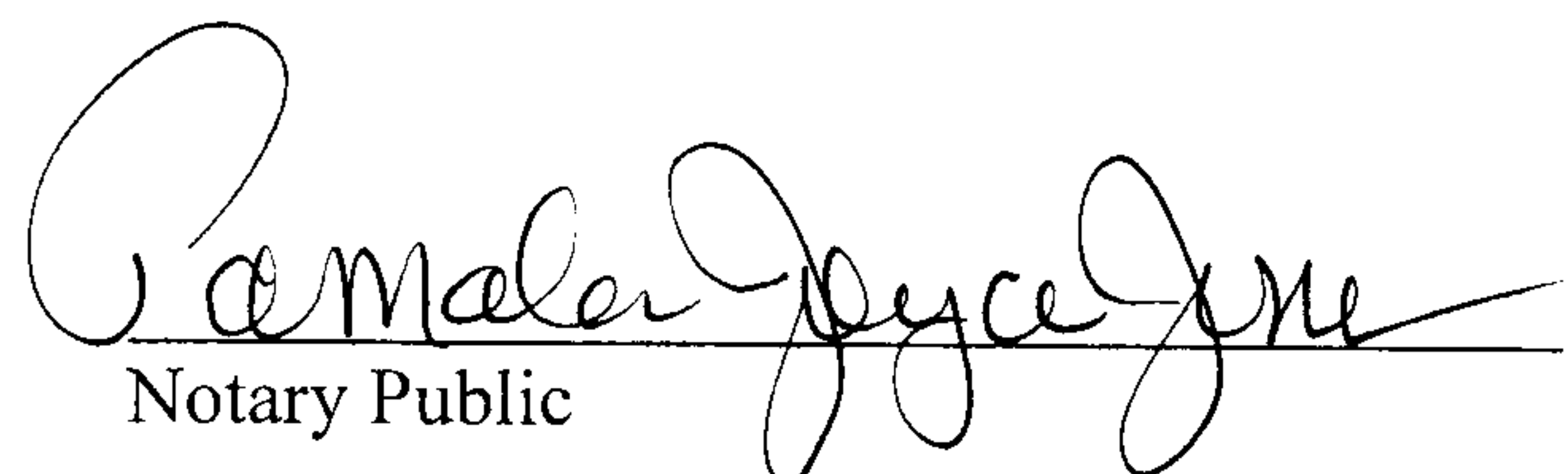
ALBERT L. SCOTT, JR.

Alabama  
STATE OF GEORGIA )  
Jefferson COUNTY )

I, the undersigned, a Notary Public residing in the county and state aforesaid, do certify ALBERT L. SCOTT, JR., who is personally to me known, this day appeared before me personally and did acknowledge that he did sign, seal and deliver the foregoing deed of his own free will and accord, for the purposes therein named and expressed.

In witness whereof, I have hereunto set my hand and official seal, this the 23<sup>rd</sup> day of September, 2014.

 [SEAL] My Commission Expires: 7-23-17

  
Notary Public

# Real Estate Sales Validation Form

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

Grantor's Name \*\*  
Mailing Address 260 Chastain Commons  
Atlanta, GA 30342

Grantee's Name Noland Health Services, Inc.  
Mailing Address 600 Corporate Parkway, Suite 100  
Birmingham, AL 35242

Property Address \*\*Caroline Bailie Scott, Caroline  
S. Walters, William G. Scott,  
Margaret S. Jones, Robert W.  
Scott and Albert L. Scott, Jr.

Date of Sale September 23, 2014  
Total Purchase Price \$ 237,513.00  
or  
Actual Value \$  
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 available.

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 being conveyed by the instrument offered for record.

20140923000299330 10/10 \$283.00  
Shelby Cnty Judge of Probate, AL  
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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 9/20/14

Print William G. Scott

Sign William G. Scott

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1