

Shelby County, AL 12/16/2015
State of Alabama
Deed Tax: \$1113.50

Send Tax Notice To:
Brierfield Land & Timber
PO Box 160
Brierfield, AL 35035

STATE OF ALABAMA

COUNTY OF SHELBY

)
)
)



20151216000428800 1/5 \$1139.50
Shelby Cnty Judge of Probate, AL
12/16/2015 09:44:56 AM FILED/CERT

QUIT CLAIM DEED

WHEREAS, BRIERFIELD LAND & TIMBER, INC. and SGD TIMBER ACQUISITION, INC. started acquiring interest in certain real property located in Shelby County and Chilton County Alabama on or around June 1, 1989 that is described in a Statutory Warranty Deed recorded in Chilton County, Alabama Deed Book 050, Page 323 and Shelby County, Alabama Deed Book 240, Page 935. There was an additional parcel of real property that was purchased on or around November 18, 1994, which is described in a deed recorded in Shelby County, Alabama as Instrument # 1994-34371.

WHEREAS, the parties acquired an additional ownership interest in these properties on December 26, 2002 from a Statutory Warranty Deed recorded in Shelby County on January 9, 2003 and in Chilton County on January 6, 2003.

WHEREAS, it is believed that each of the Parties own a one-half (1/2) interest in the properties described in Exhibit A.

WHEREAS, the purpose and intent of this deed is to convey SGD Timber Acquisition Inc.'s undivided one-half (1/2) interest in all of the property located in Shelby County, Alabama which is previously described in the above deeds that has not been previously conveyed to other parties prior to the date of this deed to Brierfield Land & Timber, Inc.

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of **TEN DOLLARS (\$10.00)** and other good and valuable consideration to the undersigned grantor, **SGD TIMBER ACQUISITION, INC., a Alabama Corporation ("Grantor")**, in hand paid by **BRIERFIELD LAND & TIMBER, INC., a Alabama Corporation ("Grantee")**, the receipt and sufficiency whereof are hereby acknowledged, Grantor does hereby quitclaim, release, and remise unto Grantee all of its right, title and interest in and to that certain real estate situated in Shelby County, Alabama, which is more particularly described as follows:

Legal Description (the "Property").

See Attached Exhibit "A" for Legal Description of the Properties.

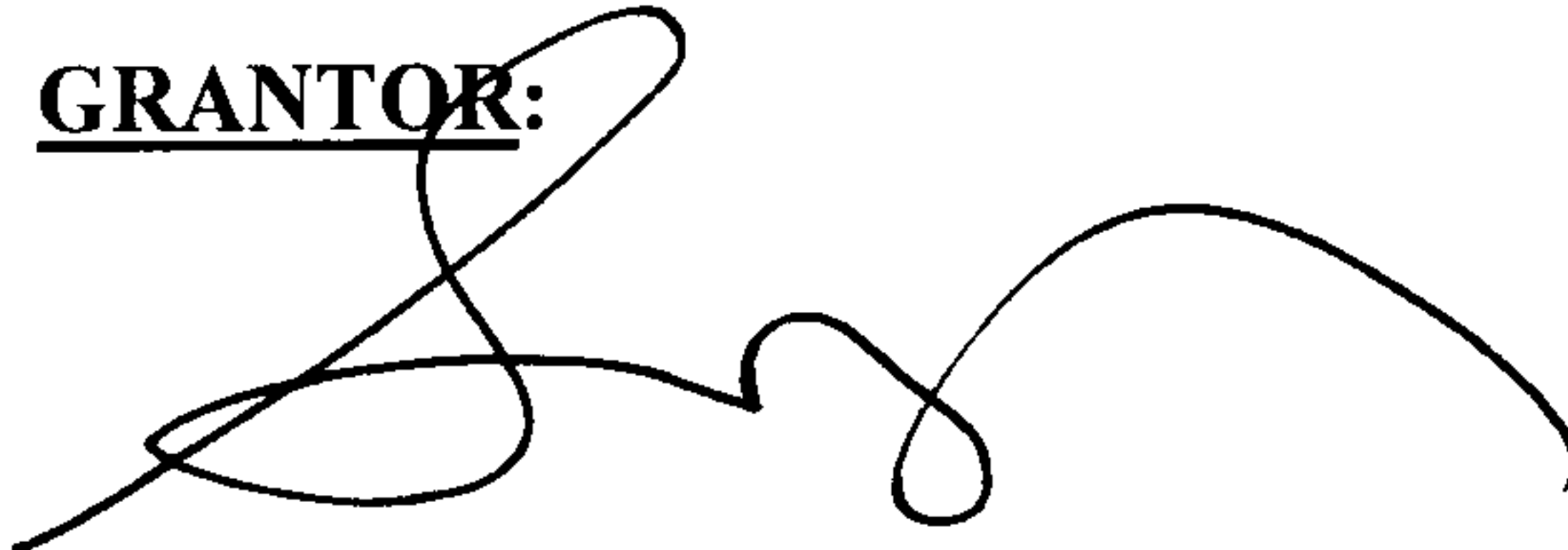
Subject to current taxes, easements and restrictions of record.

TO HAVE AND TO HOLD the Property unto the Grantee and the Grantee's heirs and assigns, forever.

No title examination was performed by the preparer. Legal description of the Property was furnished by the Grantor.

IN WITNESS WHEREOF, Grantors have caused this Deed to be properly executed on this 1 day of December 2015.

GRANTOR:



**Scott G. Davis, Jr
President
SGD Timber Acquisition, Inc.**

STATE OF ALABAMA)

BIBB COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that SCOTT G. DAVIS, JR, whose name as PRESIDENT of SGD TIMBER ACQUISITION, INC. 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, they, executed the same voluntarily as their act and deed.

Given under my hand and official seal this 1 day of December , 2015.



NOTARY PUBLIC

My Commission expires: Nov 2016

This instrument was prepared by:

Michael E. Gurley Jr
Attorney at Law
P.O. Box 382732
Birmingham, Alabama 35238



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Closing not done in Attorney's office.

EXHIBIT "A"
Land in Shelby County, Alabama

Parcel: 35-1-01-2-001-001.000

Description: NW ¼ SEC 1 Lying S of Buxahatchee CRK & E of I65.
S:1 T:24N R: 13E

Acres: 40.0

Parcel: 34-3-07-0-000-006.000

Description: SE ¼ NE ¼; E ½ SE ¼ SW ¼ SE 1/4 ; SE ¼ SW1/4; All of W ½ of SW ¼
EXC the S 726' THEREOF.
S:7 T: 24N R:14E

Acres: 258.0

Parcel: 34-3-07-0-000-003.000

Description: NW ¼ NW ¼ EXCEPT: Co RD 67 ROW.
S:7 T: 24N R: 14E

Acres: 40.0

Parcel: 34-3-06-0-000-006.000


Description: BEG SW COR SEC 6 E1270(S) N275(S) TO C/L
CRK NWLY ALG CRK TO W SEC LN S TO POB.
S: 6 T: 24N R: 14E

Acres: 17.0

Parcel: 34-3-05-0-000-007.000

Description: SE ¼.
S:5 T: 24N R:14E

Acres: 162.0


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Parcel: 34-3-08-0-000-004.000

Description: SW ¼ S1/2 NW ¼; NW ¼ NE 1/4; NE1/4 NW ¼.
S: 8 T: 24N R: 14E

Acres: 319.0

Parcel: 35-1-01-0-000-001.000

Description: BEG SE COR SEC 1 N TO C/L CRK NWLY ALG CRK TO
W LN NE1/4 S to SW COR NE ¼ W TO ROW I65 SLY ALG ROW
TO S LN SEC 1 E TO POB.
S: 1 T: 24N R: 13E

Acres: 250.0

Parcel: 35-1-01-0-000-004.000

Description: All THAT POR SEC 1 LYING W of I-65 & N of CO HWY #67.
S: 1 T: 24N R: 13E

Acres: 8.0

Parcel: 35-1-01-0-000-005.000

Description: BEG @ E R/W CO 67 & S LN SEC TH E 100 (S) TH NWLY 80 TH
SWLY 100 TO POB.
S: 1 T: 24N R: 13E

Acres: .09

Parcel: 35-1-12-0-000-001.000

Description: NE ¼ EXCEPT RD ROW.
S: 12 T: 24N R: 13E

Acres: 154.0

Parcel: 34-2-10-0-000-005.000

Description: BEG NW COR NE ¼ NW ¼ S706.29E1003.5 TO W ROW
HIWATHA RD SLY ALG ROW 253.44 W OF SE COR
NE ¼ NE ¼ NW ¼ E253.44 N1313.68 W 1319.3 TO POB
EXCEPT: RDROW 5.
S: 10 T: 24N R: 14E

Acres 23.05



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Real Estate Sales Validation Form

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

Grantor's Name S&D Timber Acquisition, Inc.
Mailing Address #1 Industrial Road
Brent, AL 35034

Grantee's Name ~~Don~~ Brierfield Land + Timber, Inc.
Mailing Address P.O. Box 160
Brierfield, AL 35035

Property Address Undeveloped

Date of Sale _____

Total Purchase Price \$ _____

or

Actual Value \$ 2,226,500.00

or

one half = 1,113,250.00

Assessor's Market Value \$ _____



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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, 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 12/16/15

Print Scott G. Davis

☐ Unattested

(verified by)

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1