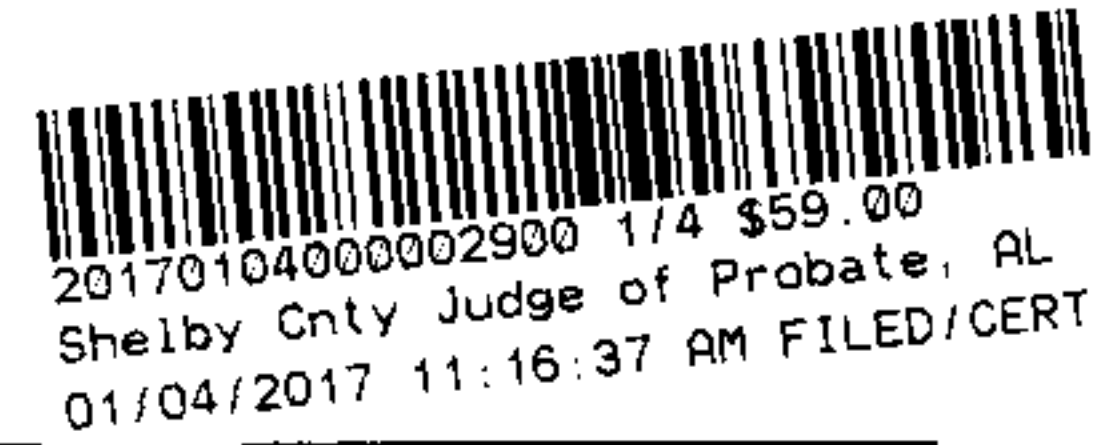


THIS INSTRUMENT PREPARED BY:
Glenn E. Estess, Jr., Esq.
Wallace, Jordan, Ratliff & Brandt, L.L.C.
Post Office Box 530910
Birmingham, Alabama 35253

SEND TAX NOTICE TO:
Roy W. Gilbert, Jr.
5410 Saddlecreek Lane
Birmingham, Alabama 35242

Source of Title: Inst # 1998-49305
Parcel ID Number: 03-5-21-0-000-005.001



GENERAL WARRANTY DEED

STATE OF ALABAMA)

TITLE NOT EXAMINED

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Ten Dollars (\$10) to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof being hereby acknowledged, GILBERT FAMILY PARTNERSHIP, LTD., an Alabama Limited Partnership (herein referred to as the "Grantor"), with a current address of 5410 Saddlecreek Lane, Birmingham, Alabama 35242, does grant, bargain, sell and convey unto ROY W. GILBERT, JR. (herein referred to as the "Grantee"), whose current address is 5410 Saddlecreek Lane, Birmingham, Alabama 35242, the following described real estate situated in Shelby County, Alabama, to-wit:

A Parcel of Land situated in the Southeast quarter of the Southeast quarter of Section 21, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a 3" capped iron found locally accepted to be the Southeast corner of said Quarter Quarter Section; thence run North 01° 31' 32" East along the East line of said Quarter Quarter Section for a distance of 97.91 feet to an iron pin found; thence run North 77° 45' 35" West for a distance of 104.02 feet to an iron pin found; thence run North 39° 37' 23" West for a distance of 121.41 feet to an iron pin found at the Point of Beginning; thence run North 39° 37' 24" West for a distance of 187.20 feet to an iron pin found; thence run North 38° 34' 14" West for a distance of 689.39 feet to an iron

pin found; thence run North 43° 03' 53" East for a distance of 10.00 feet to an iron pin found on the South Right-of-Way line of Legacy Drive as recorded in Map Book 26 on Page 79 A-C in the Office of the Judge of Probate, Shelby County, Alabama also being on a curve to the left having a central angle of 26° 48' 03", a radius of 408.30 feet, and a chord bearing of South 60° 20' 08" East; thence run in a Southeasterly direction along the arc of said curve and also along said Right-of-Way for a distance of 190.99 feet to a point; thence run South 18° 53' 55" East for a distance of 162.98 feet to a point; thence run South 38° 39' 41" East for a distance of 548.37 feet to a point; thence run South 50° 22' 36" West for a distance of 22.64 feet to the Point of Beginning. Said Parcel containing 28314.4 square feet more or less.


Subject to ad valorem taxes due October, 2017, a lien, but not yet payable.

Subject to all easements, encumbrances, restrictions and rights of way of record.

Property Address:	No address assigned
Tax as per Tax Assessor:	\$35,000 (\$330,000 x 0.7 acres / 6.6 acres)

TO HAVE AND TO HOLD, to the said Grantee, his heirs, personal representatives, and assigns, forever.

And Grantor does for itself and for its successors and assigns covenant with the said Grantees, their heirs, personal representatives, and assigns, that it is lawfully seized in fee simple of said premises; that they are free from 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 said Grantee, his heirs, personal representatives, and assigns forever, against the lawful claims of all persons.


20170104000002900 2/4 \$59.00
Shelby Cnty Judge of Probate, AL
01/04/2017 11:16:37 AM FILED/CERT

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this the 23 day of December, 2016.

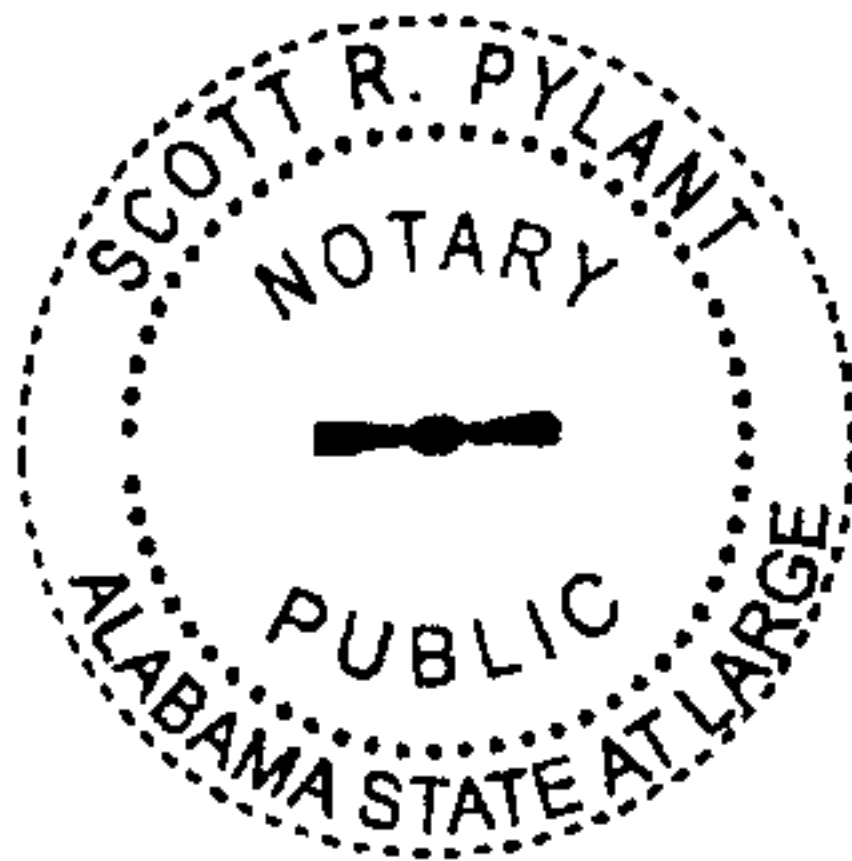
GILBERT FAMILY PARTNERSHIP, LTD
General Partners:

Katherine G. Atkinson
KATHERINE G. ATKINSON

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that KATHERINE G. ATKINSON, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of this instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 23 day of December, 2016.



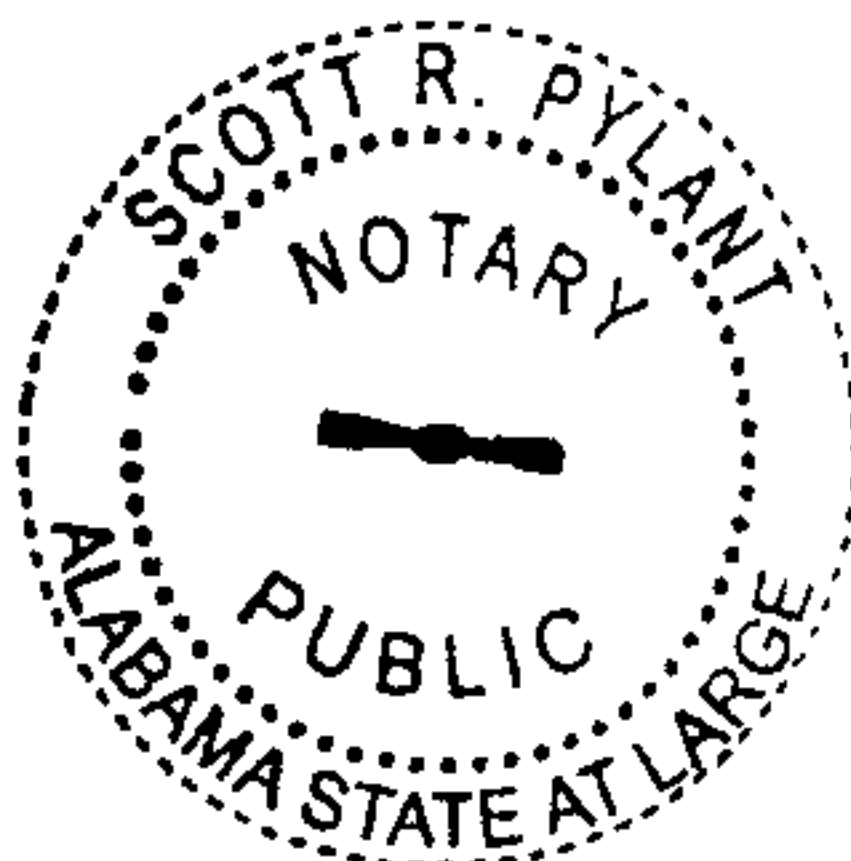
[Signature]
Notary Public
My Commission Expires 4/17/2017

[Signature]
LEIGH ANN HIGDON

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that LEIGH ANN HIGDON, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of this instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 23 day of December, 2016.



[Signature]
Notary Public
My Commission Expires 4/17/2017

HWY 9 LLC

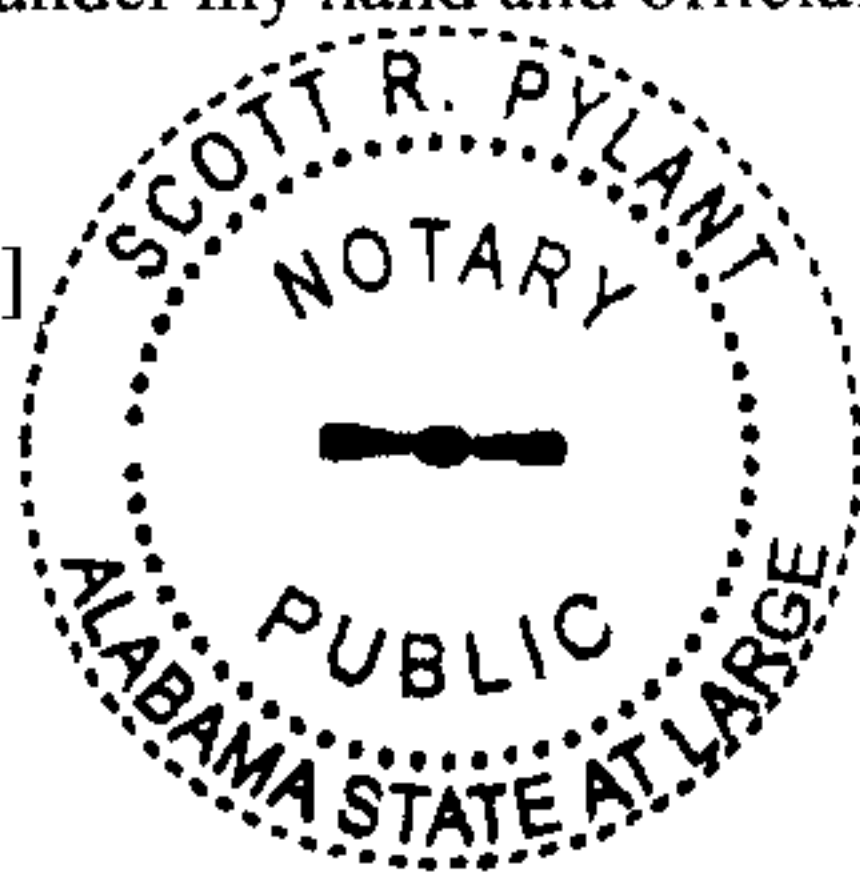
By: Randolph H. Gilbert
RANDOLPH H. GILBERT
Its Sole member

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that RANDOLPH H. GILBERT, whose name, as a Member of Hwy 9 LLC, an Alabama Limited Liability Company is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, he, as such authorized member and with full authority, executed the same voluntarily for and on behalf of said Limited Liability Company, General Partner of Gilbert Family Partnership, Ltd.

Given under my hand and official seal this 23 day of December, 2016.

[SEAL]



Scott R. Pylant
Notary Public
My Commission Expires 4/17/2017



20170104000002900 4/4 \$59.00
Shelby Cnty Judge of Probate, AL
01/04/2017 11:16:37 AM FILED/CERT