

THIS DEED WAS PREPARED BY:

SEND TAX NOTICES TO:

JOHN DAUGHERTY
ATTORNEY AT LAW
2720 SOUTHVIEW TERRACE
VESTAVIA HILLS, AL. 35216

D & D, L.L.C.
2720 SOUTHVIEW TERRACE
VESTAVIA HILLS, AL. 35216

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar (\$1.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned West End Development, Inc., an Alabama Corporation (Grantor) hereby remise, release, and quit claim to D & D, L.L.C., an Alabama Limited Liability Company (Grantee), all its right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

PROPERTY 1

Parcel 1

A parcel of land in the Northeast Quarter of the Northwest Quarter of Section 12, Township 21 South, Range 3 West, being the same part of the same land described in a deed to Venture Development, Inc. recorded in Instrument#: 201992-030519 of the Real Property Records of Shelby County, Alabama, said parcel of land being more particularly described as follows:

Commence at the Southeast Corner of the Northeast Quarter of the Northwest Quarter of said Section 12;

Thence N 00°36'51" W, along the East line of said Sixteenth Section a distance of 548.72 feet to point;

Thence S 89°13'43" W, a distance of 197.42 feet to the Point of Beginning;

Thence N 23°16'08" W, a distance of 282.53 feet to a point;

Thence S 45°32'26" W, a distance of 233.00 feet to a point;

Thence S 00°09'06" W, a distance of 100.10 feet to a point;

Thence S 89°13'43" E, a distance of 278.21 feet to the Point of Beginning. The herein described parcel contains 1.02 acres of land.

AND:

Parcel 2

A parcel of land in the North half of the Northwest Quarter of Section 12, Township 21 South, Range 3 West, being the same part of the same land described in a deed to Daugherty Associates recorded in Instrument#: 1998-12137 of the Real Property Records of Shelby County, Alabama, said parcel of land being more particularly described as follows:

Commence at the Northeast Corner of the Northeast Quarter of the Northwest Quarter of said Section 12;

Thence N 88°40'02" W, along the North line of said Sixteenth Section a distance of 74.42 feet to a 2" pipe, found at the Point of Beginning on the Southwest Right-of-Way of State Highway 31;

Thence N 88°40'02" W, along the North line of said Sixteenth Section a distance of 307.25 feet to a 1/2" crimped pipe, found on the East Right-of-Way of Interstate 65;

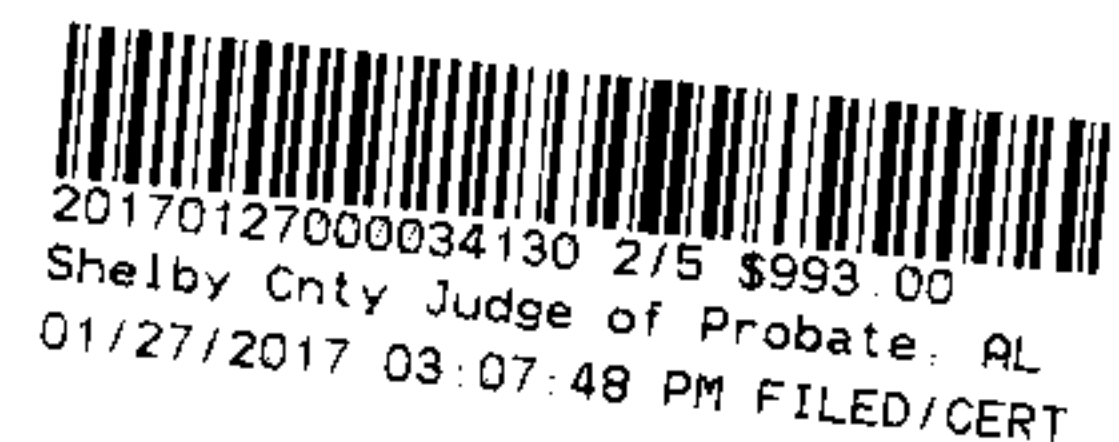
Thence S 11°55'34" W, along said Right-of-Way a distance of 100.52 feet to a 1/2" crimped pipe, found;

Thence S 88°40'02" E, a distance of 460.95 feet to a 1/2" rebar set with a cap stamped "S. Wheeler CA 0502", on the Southwest Right-of-Way of State Highway No. 31 pipe;

Thence N 52°30'38" W, along said Right-of-Way a distance of 167.47 feet to the Point of Beginning The herein described parcel contains 0.871 acres of land.

AND:

Parcel 3



A parcel of land in the Northeast Quarter of the Northwest Quarter of Section 12, Township 21 South, Range 3 West, being the same part of the same land described in a deed to Daugherty Associates recorded in Instrument#: 1992-030519 of the Real Property Records of Shelby County, Alabama, said parcel of land being more particularly described as follows:

Begin at the Southeast Corner of the Northeast Quarter of the Northwest of said Section 12;

Thence N 00°36'41" W, along the East line of said Sixteenth Section a distance of 1,242.12 feet to a 1/2" rebar set with a cap stamped "S. Wheeler RPLS 16165";

Thence N 88°40'02" W, a distance of 403.51 feet to a 1/2" crimped pipe, found on the East Right-of-Way of Interstate Highway N. 65;

Thence S 11°55'34" W, along said Right-of-Way a distance of 309.31 feet to a 1/2" rebar set with a cap stamped "S. Wheeler RPLS 16165";

Thence S 00°09'06" W, along said Right-of-Way a distance of 288.42 feet to a 1/2" rebar set with a cap stamped "S. Wheeler RPLS 16165";

Thence N 45°32'26" E, a distance of 233.00 feet to a 1 1/2" iron pipe, found;

Thence S 23°16'08" E, a distance of 392.00 feet to a 1/2" rebar set with a cap stamped "S. Wheeler RPLS 16165";

Thence S 88°45'57" E, a distance of 95.31 feet to a 1/2" rebar set with a cap stamped "S. Wheeler RPLS 16165";

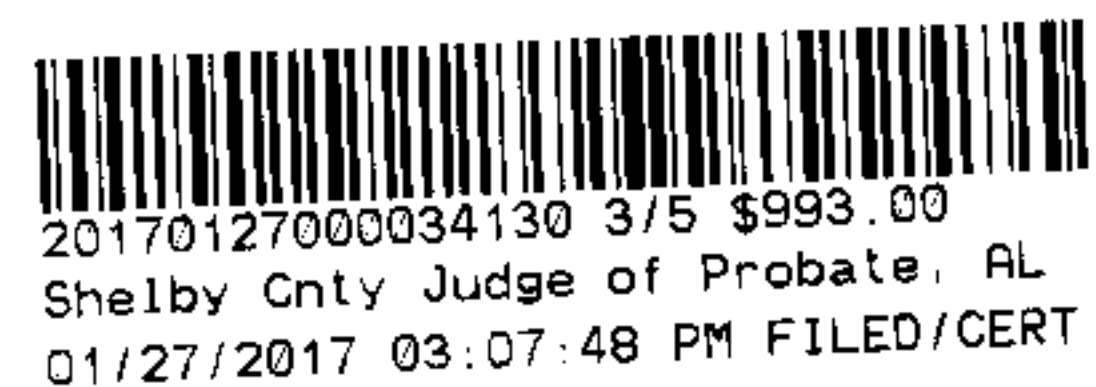
Thence S 00°36'51" E, a distance of 442.14 feet to a 1/2" rebar set with a cap stamped "S. Wheeler RPLS 16165";

Thence S 88°45'57" E, a distance of 60.03 feet to the Point of Beginning. The herein described parcel contains 7.180 acres of land.

LESS AND EXCEPT:

Parcel 4

A parcel of land in the Northeast Quarter of the Northwest Quarter of Section 12, Township 21 South, Range 3 West, being the same part of



the same land described in a deed to Daugherty Associates, recorded in Instrument#: 1992-030519 of the Real Property Records of Shelby County, Alabama, said parcel of land being more particularly described as follows:

Beginning at the Southeast Corner of the Northeast Quarter of the Northwest Quarter of said Section 12;

Thence N 00°36'51" W, along the East line of said Sixteenth Section a distance of 548.72 feet to point;

Thence S 89°13'43" W, a distance of 197.42 feet to the Point of Beginning;

Thence S 23°16'08" W, a distance of 109.47 feet to a point;

Thence S 88°45'57"E, a distance of 95.31 feet to a point;

Thence S 00°36'51" E, a distance of 442.14 feet to a ½" rebar set with a cap stamped "S. Wheeler RPLS 16165";

Thence S 88°45'57" E, a distance of 60.03 feet to the Point of Beginning. The herein described parcel contains 1.02 acres of land.

Parcel Id#: 23-1-12-0-000-005.00

(If any description above should differ, the legal description is to be follows.

Subject to:

- 1) Ad Valorem taxes .
 - 2) Easement, exceptions, reservations and restrictions of record, if any.
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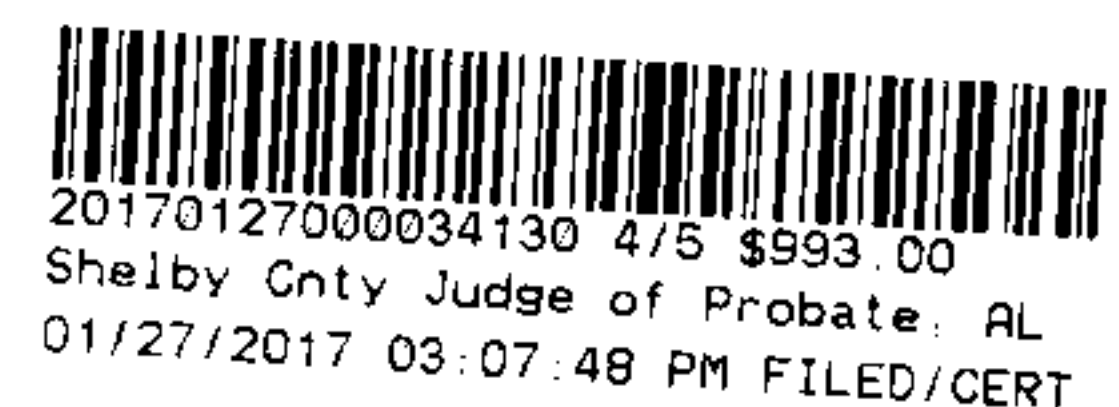
TO HAVE AND TO HOLD the described premises to the said Grantee in fee simple forever, its Successors, Heirs and Assigns forever together with every contingent remainder and right of reversion.

Grantee - D & D, L.L.C. is located at: 2720 Southview Terrace, Vestavia Hills, Al. 35216

Grantor - West End Development, Inc. Is located at: 3262 Cherry Avenue, Birmingham, Al.

35214

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The Subject Properties conveyed are listed by the Shelby County Tax Assessor as being worth:

1) Property 1 - \$965,880.00

Given under my hand and seal, this the 26 day of January, 2017..

West End Development, Inc. (Grantor)

By: Cheryl A. Daugherty Huie
Cheryl A. Daugherty Huie
Its President

State of Alabama)
County of Jefferson)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Cheryl A. Daugherty Huie, whose name as President of West End Development, Inc., an Alabama Corporation 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, she executed the same individually and as President of West End Development, Inc. voluntarily on the day the same bears date.

Given under my hand this the 26th day of January, 2017.

[Signature]
(Notary Public)

MY COMM: EXP: 9.20.2020

