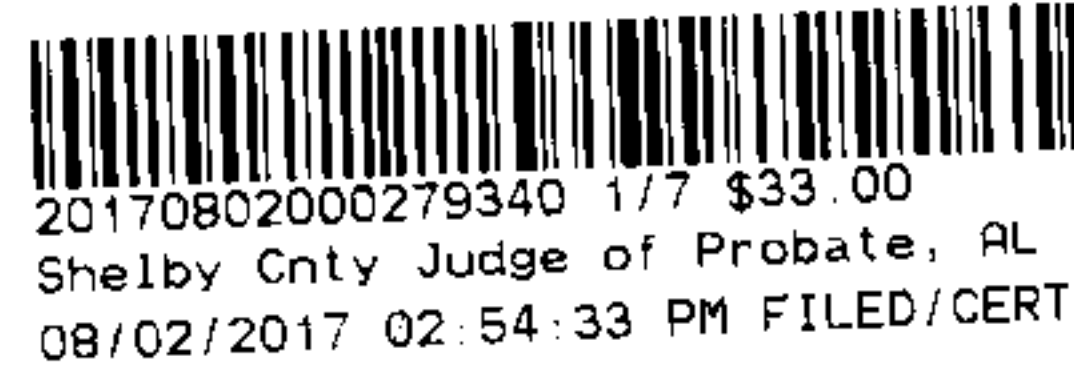


## RIGHT TO REPURCHASE



STATE OF ALABAMA            }  
COUNTY OF SHELBY         }

The undersigned, Jonathan L. Wright (hereinafter "Wright") hereby grants, unto Brian K. James and Ann Marie James, (hereinafter "James") being the Grantee and Grantors in that certain deed dated July 31, 2017 for the sale of 5430 Saddlecreek Lane, Birmingham, AL 35242 being more particularly described as follows:

See Exhibit "A" attached hereto and made a part hereo

The James shall have two (2) years from the date of closing the sale of 5430 Saddlecreek Lane, Birmingham, AL 35242, to exercise the right to repurchase a portion of the above described property but not to exceed 1.4 acres which is contiguous to Lot 5, according to the Survey of Legacy Meadows, as recorded in Map Book 94, Page 47, in the Probate Office of Shelby County, Alabama (said 1.4 acres being more particularly described in the attached sketch and legal description on Exhibit "B") The agreed upon repurchase price shall be amount equal to \$147,000.00 per surveyed acre. In the event that James desire to purchase the to 1.4 acres of the property, upon completion of a record plat of the 1.4 acres (if required by the appropriate governmental authority) of the property desired to be repurchased, the James shall give shall deliver to Wright the notice to repurchase, in writing by either certified mail return receipt requested or e-mail at the e-mail address listed in this agreement for notices (hereinafter "written notice") with a return receipt requested. The ultimate location of the new property line shall be in the sole discretion of the James but they agree to work with any reasonable request concerning the



configuration of the land to be repurchased. Upon giving the notice to exercise the right to repurchase the property, the James shall have forty five (45) days from (1) the approval of the resurveyed plat by the appropriate governmental authority or (2) the date of giving written notice to the Grantor to purchase and close on the real property at the price of \$147,000.00 surveyed acre, whichever occurs later (hereinafter the Repurchase Closing Date).

On the Repurchase Closing Date, Wright shall be obligated to transfer and convey to James the portion of the Property which Grantor has elected to repurchase pursuant to the terms and provisions of set forth in the this agreement, which conveyance shall be made by Wright to James (or its designee) by statutory warranty deed, free and clear of all liens and encumbrances other than those matters of title in existence as of the date of the original conveyance of the Property by James to Wright. Wright shall be solely responsible for causing any and all mortgages, liens and other encumbrances of any nature to be removed of record from the portion of the Property being repurchased by James. On the Repurchase Closing Date, James shall pay to Wright the purchase price for the Property being repurchased by James, which purchase price shall be equal to \$147,000.00 per surveyed acre. On the Repurchase Closing Date, real estate ad valorem taxes and assessments, shall be prorated between James and Wright. The Repurchase Option may be enforced by James by an action for specific performance.

This Right of to Repurchase shall terminate upon the earlier of (A) two (2) years from the date of closing of the property described in Exhibit "A", (b) the date of death of the last to die of Brian K. James and Ann Marie.

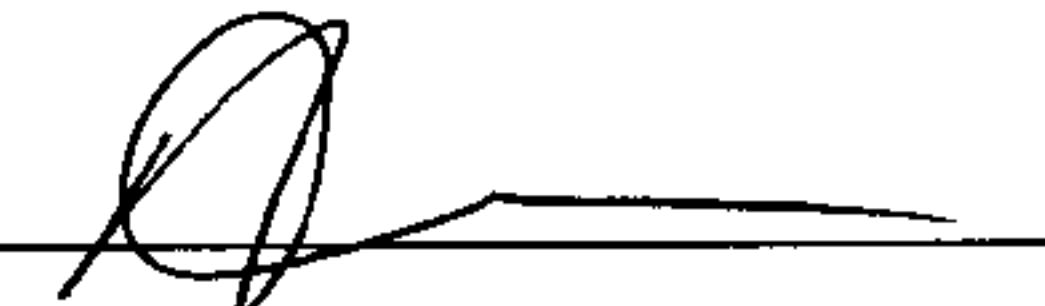
  
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Shelby Cnty Judge of Probate, AL  
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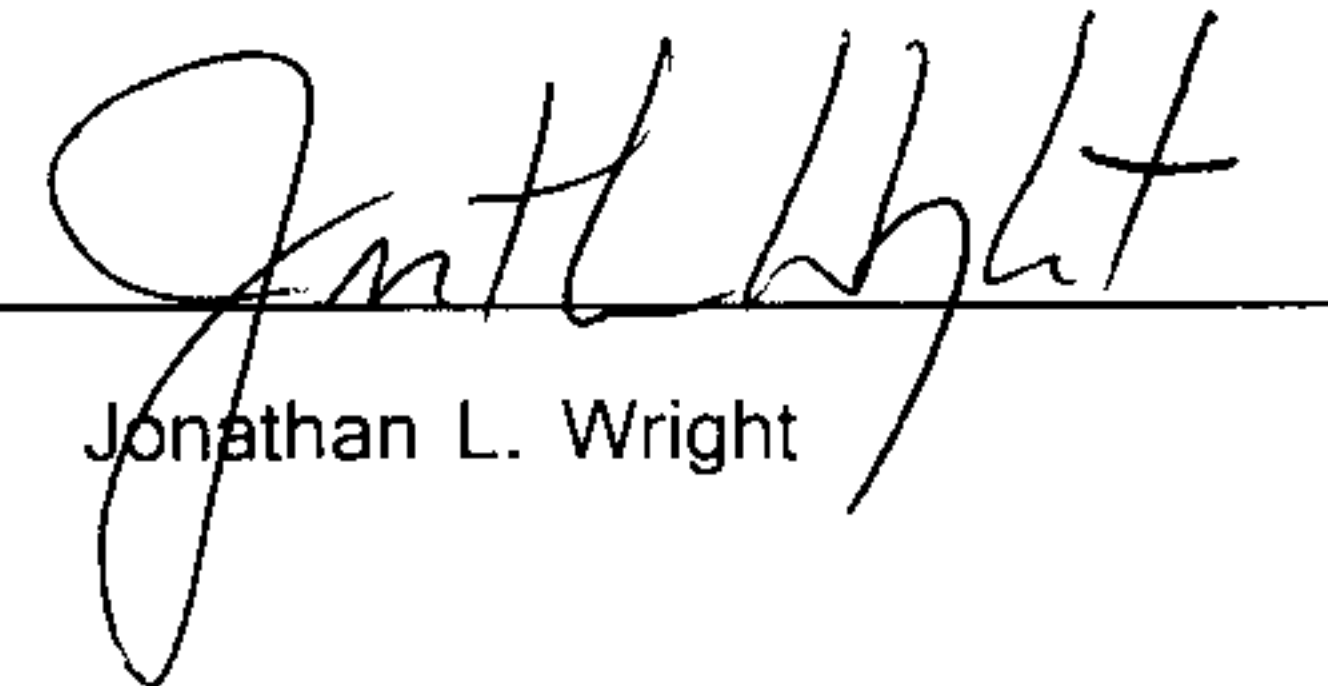
IN WITNESS WHEREOF, the undersigned Brian K. James, Ann Marie James and Jonathan L. Wright have caused this right of to repurchase agreement to be executed on this the 31<sup>st</sup> day of July, 2017.

JAMES:

By:   
Brian K. James

By:   
Ann Marie James

WRIGHT:

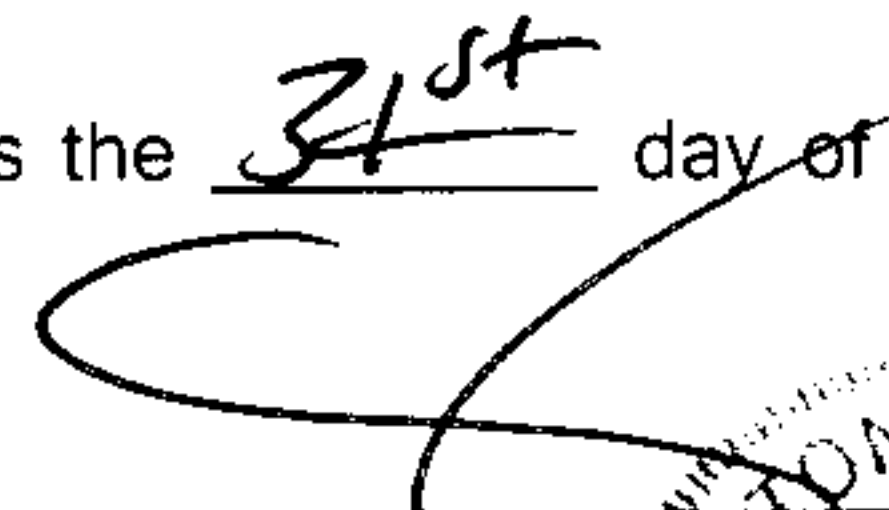
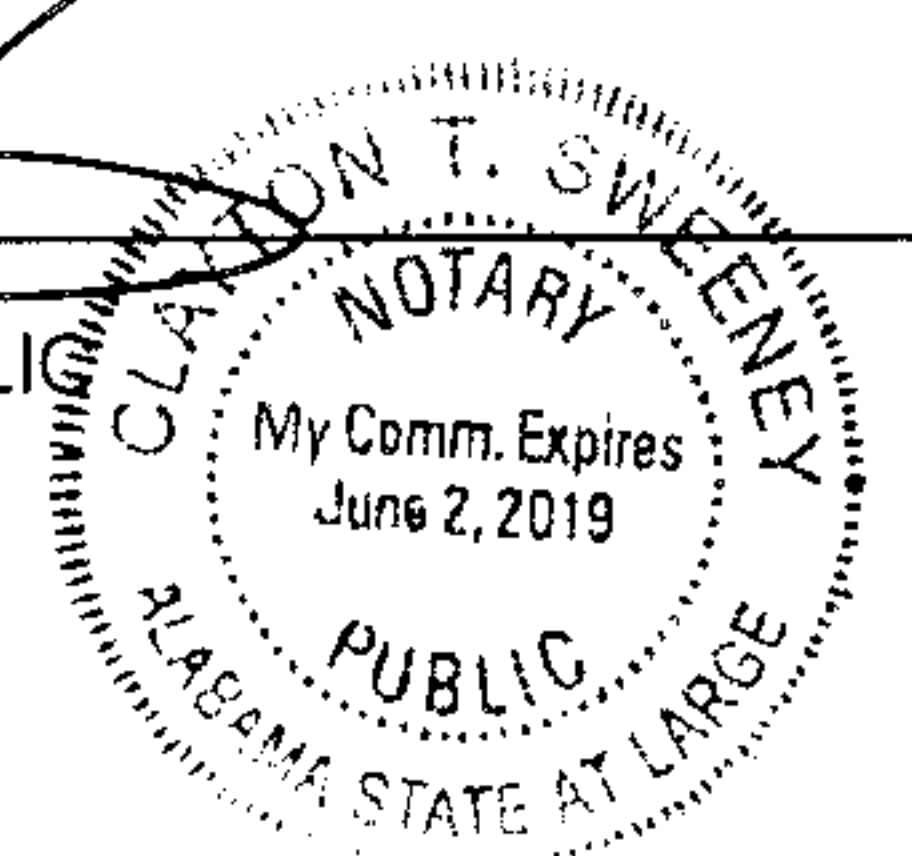
By:   
Jonathan L. Wright

  
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Shelby Cnty Judge of Probate, AL  
08/02/2017 02:54:33 PM FILED/CERT

STATE OF ALABAMA)  
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County and for said State, hereby certify that Brian K. James and wife, Ann Marie James, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they, executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this the 31<sup>st</sup> day of July, 2017.

  
NOTARY PUBLIC 

My commission expires: 06/02/2019



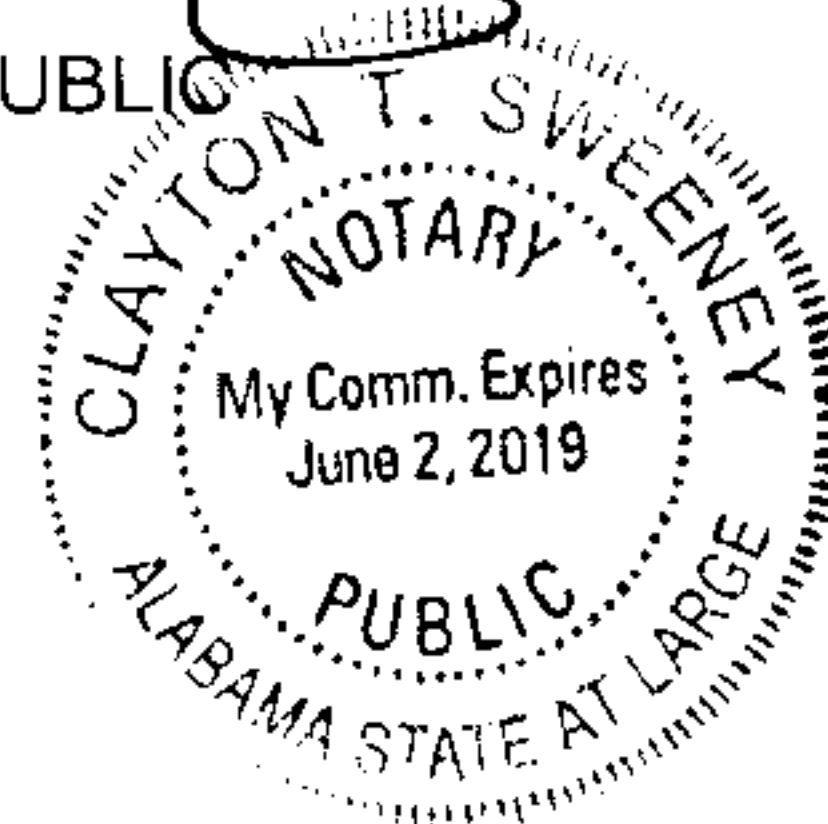
STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County and for said State, hereby certify that Jonathan L. Wright, 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 the conveyance, he, executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this the 31<sup>st</sup> day of July, 2017.

NOTARY PUBLIC



My commission expires: 06/02/2019

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Shelby Cnty Judge of Probate, AL  
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EXHIBIT "A"  
Legal Description

Parcel I

Begin at a 3 inch capped iron locally accepted to be the Southeast corner of said Section 21; thence run in a Northerly direction along the East line of said Section 21 for a distance of 97.91 feet to an iron pin set, said iron being 0.42 feet Southeast of a crimped iron found; thence turn an angle to the left of  $79^{\circ}17'07''$  and run in a Northwesterly direction for a distance of 104.02 feet to a crimped iron found; thence turn an angle to the right of  $38^{\circ}08'11''$  and run in a Northwesterly direction for a distance of 121.41 feet to an iron pin set; thence turn an angle to the left of  $07^{\circ}29'36''$  and run in a Southwesterly direction for a distance of 426.15 feet to an iron pin set; thence turn an angle to the left of  $66^{\circ}13'43''$  and run in a Southeasterly direction for a distance of 234.73 feet to an iron pin set; thence turn an angle to the left of  $82^{\circ}29'34''$  and run in a Northeasterly direction for a distance of 306.33 feet to an iron pin set on the East line of said Section 26; thence turn an angle left of  $63^{\circ}18'00''$  and run in a Northerly direction along the East line of said Section 28 for a distance of 207.02 feet to the point of beginning; being situated in Shelby County, Alabama.

Parcel II

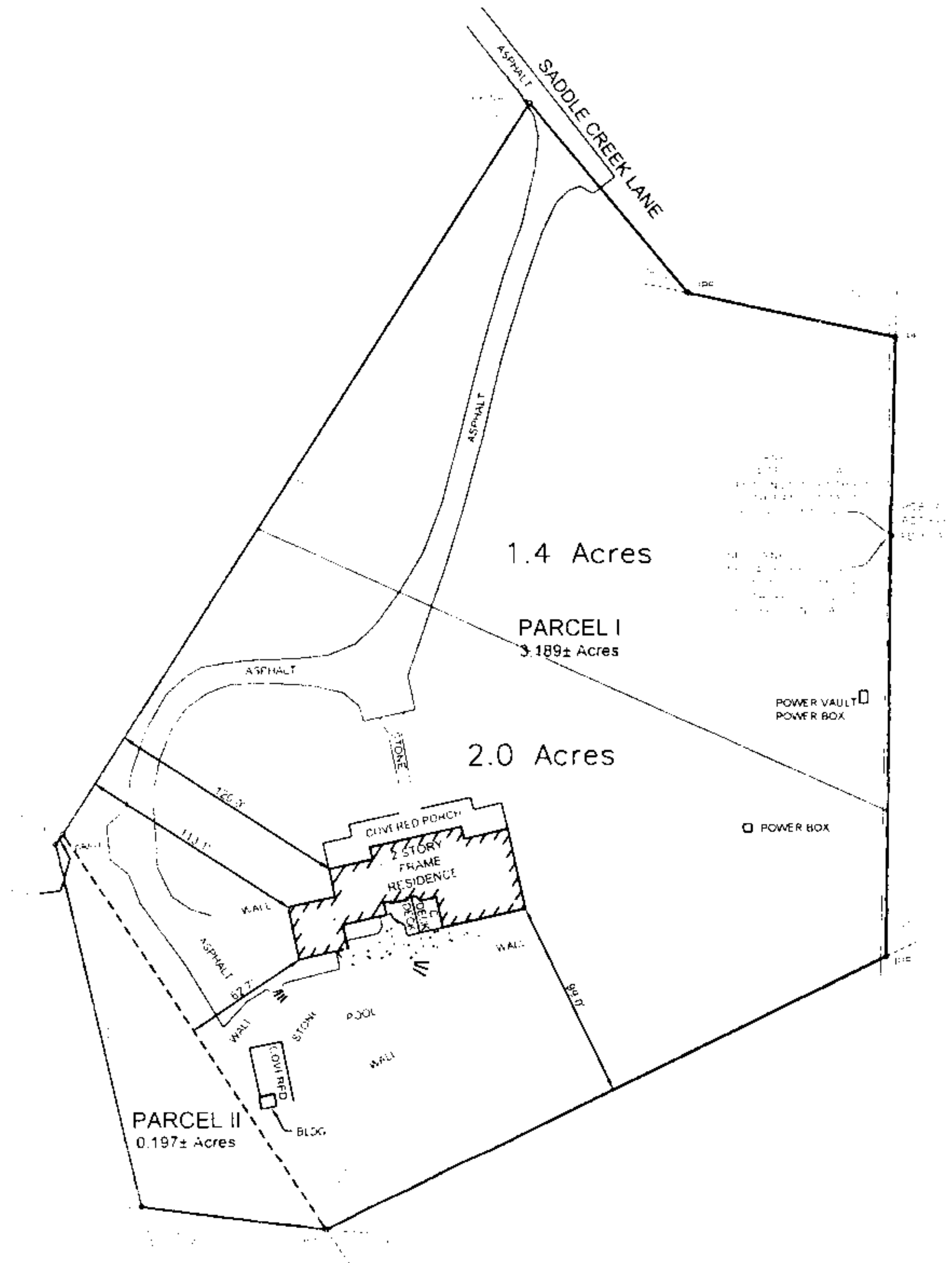
Commence at a 3 inch capped iron locally accepted to be the Southeast corner of said Section 21; thence run in a Northerly direction along the East line of said Section 21 for a distance of 97.91 feet to an iron pin set, said iron being 0.42 feet Southeast of a crimped iron found; thence turn an angle to the left of  $79^{\circ}17'07''$  and run in a Northwesterly direction for a distance of 104.02 feet to a crimped iron found; thence turn an angle to the right of  $38^{\circ}08'11''$  and run in a Northwesterly direction for a distance of 121.41 feet to an iron pin found; thence turn an angle to the left of  $07^{\circ}29'36''$  and run in a Southwesterly direction for a distance of 426.15 feet to an iron pin found at the point of beginning; thence turn an angle to the right of  $2^{\circ}42'15''$  and run in a Southwesterly direction for a distance of 6.36 feet to an iron pin set; thence turn an angle to the left of  $48^{\circ}41'54''$  and run in a Southeasterly direction for a distance of 184.26 feet to an iron pin set; thence turn an angle to the left of  $69^{\circ}42'40''$  and run in a Southeasterly direction for a distance of 91.65 feet to an iron pin found; thence turn an angle to the left of  $130^{\circ}31'25''$  and run in a Northwesterly direction for a distance of 234.73 feet to the point of beginning; being situated in Shelby County, Alabama

  
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Shelby Cnty Judge of Probate, AL  
08/02/2017 02:54:33 PM FILED/CERT

EXHIBIT "B"



a parcel of land situated in the SE 1/4 of SE 1/4 of Section 21 and NE 1/4 of NE 1/4 of Section 28, all in Township 18 South, Range 1 West, Shelby County, Alabama being more particularly described as follows

1.4 ACRES (to be split off)

Begin at a 3 inch capped iron locally accepted to be the Southeast corner of said Section 21, thence run in a Northerly direction along the East line of said Section 21 for a distance of 97.91 feet to an iron pin set, said iron being 0.42 feet Southeast of a crimped iron found, thence turn an angle to the left of 79°17'07" and run in a Northwesterly direction for a distance of 104.02 feet to a crimped iron found, thence turn an angle to the right of 38°08'11" and run in a Northwesterly direction for a distance of 121.41 feet to an iron pin set, thence turn an angle to the left of 07°29'36" and run in a Southwesterly direction for a distance of 248.50 feet to an iron pin set, thence turn an angle to the left of 96°31'41" and run in a Southeasterly direction for a distance of 339.58 feet to an iron pin set on the East line of said Section 28, thence turn an angle left of 113°29'37" and run in a Northerly direction along the East line of said Section 28 for a distance of 135.29 feet to the Point of Beginning, containing 1.4 acres and being situated in Shelby County, Alabama



**EXHIBIT "B"**  
**(con't)**

A parcel of land situated in the SE 1/4 of SE 1/4 of Section 21 and NE 1/4 of NE 1/4 of Section 28, all in Township 18 South, Range 1 West, Shelby County, Alabama being more particularly described as follows:

1.4 ACRES (to be split off)

Begin at a 3 inch capped iron locally accepted to be the Southeast corner of said Section 21; thence run in a Northerly direction along the East line of said Section 21 for a distance of 97.91 feet to an iron pin set, said iron being 0.42 feet Southeast of a crimped iron found; thence turn an angle to the left of 79°17'07" and run in a Northwesterly direction for a distance of 104.02 feet to a crimped iron found; thence turn an angle to the right of 38°08'11" and run in a Northwesterly direction for a distance of 121.41 feet to an iron pin set; thence turn an angle to the left of 07°29'36" and run in a Southwesterly direction for a distance of 248.50 feet to an iron pin set; thence turn an angle to the left of 98°31'41" and run in a Southeasterly direction for a distance of 339.58 feet to an iron pin set on the East line of said Section 28; thence turn an angle left of 113°29'37" and run in a Northerly direction along the East line of said Section 28 for a distance of 135.29 feet to the Point of Beginning; containing 1.4 acres and being situated in Shelby County, Alabama.

  
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