

STATE OF ALABAMA        )  
  )  
COUNTY OF SHELBY        )

Send Tax Notice to:  
Central Alabama Commercial Properties LLC  
305-A Equipment Court  
Lawrenceville, Georgia 30046

**QUITCLAIM DEED**

**KNOW ALL MEN BY THESE PRESENTS**, that, effective as of the 2 day of August, 2019, for and in consideration of the **sum of One Hundred Forty-Five Thousand One Hundred Thirteen and 85/100 Dollars (\$145,113.85)**, as can be verified by closing statement, and other good and valuable consideration to

**BOWDEN OIL COMPANY, INC.**, an Alabama corporation,  
whose mailing address is **40865 U.S. Highway 280, Sylacauga, Alabama 35150**

(hereinafter referred to as "Grantor"), in hand paid by

**CENTRAL ALABAMA COMMERCIAL PROPERTIES LLC**, a Georgia limited liability company,  
whose mailing address is **305-A Equipment Court, Lawrenceville, Georgia 30046**

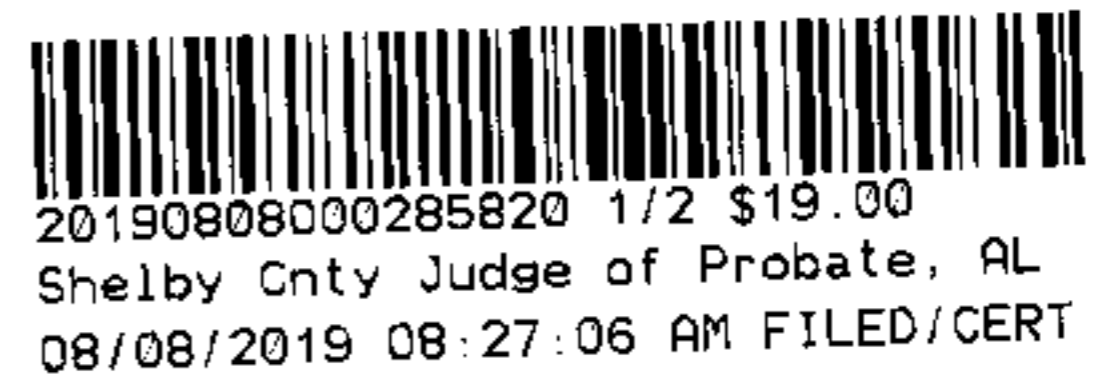
(hereinafter referred to as the "Grantee"), the receipt and sufficiency of which are hereby acknowledged, the said Grantor does by these presents **REMISE, RELEASE, QUITCLAIM AND CONVEY** unto the said Grantee any and all right, title, interest and claim of the Grantor in and to the following described real property, and all improvements, hereditaments, tenements and appurtenances thereto belonging or in anywise thereto appertaining, situated in Shelby County, Alabama (the "Property"; the having a **property address of 16937 U.S. Highway 280, Chelsea, Alabama 35043**), to-wit:

Lot 2B, according to the Resurvey of Lot 2, of The Shoppes at the Corners Phase 2 as recorded in Map Book 50, page 53, in the Probate Office of Shelby County, Alabama.

Together with rights in that certain Reciprocal Easement Agreement as recorded in Instrument 20190125000026600, in the Probate Office of Shelby County, Alabama.

**TO HAVE AND TO HOLD** to the said Grantee forever.

**[Remainder of Page Intentionally Left Blank -  
Signature Page Follows]**



\*\*\*\*\*

**All of the consideration to the Grantor was paid from a loan secured by a mortgage being recorded simultaneously herewith.**

**IN WITNESS WHEREOF**, the Grantor has caused this instrument to be executed by its duly authorized officer effective as of the date first above written.

GRANTOR:

BOWDEN OIL COMPANY, INC.

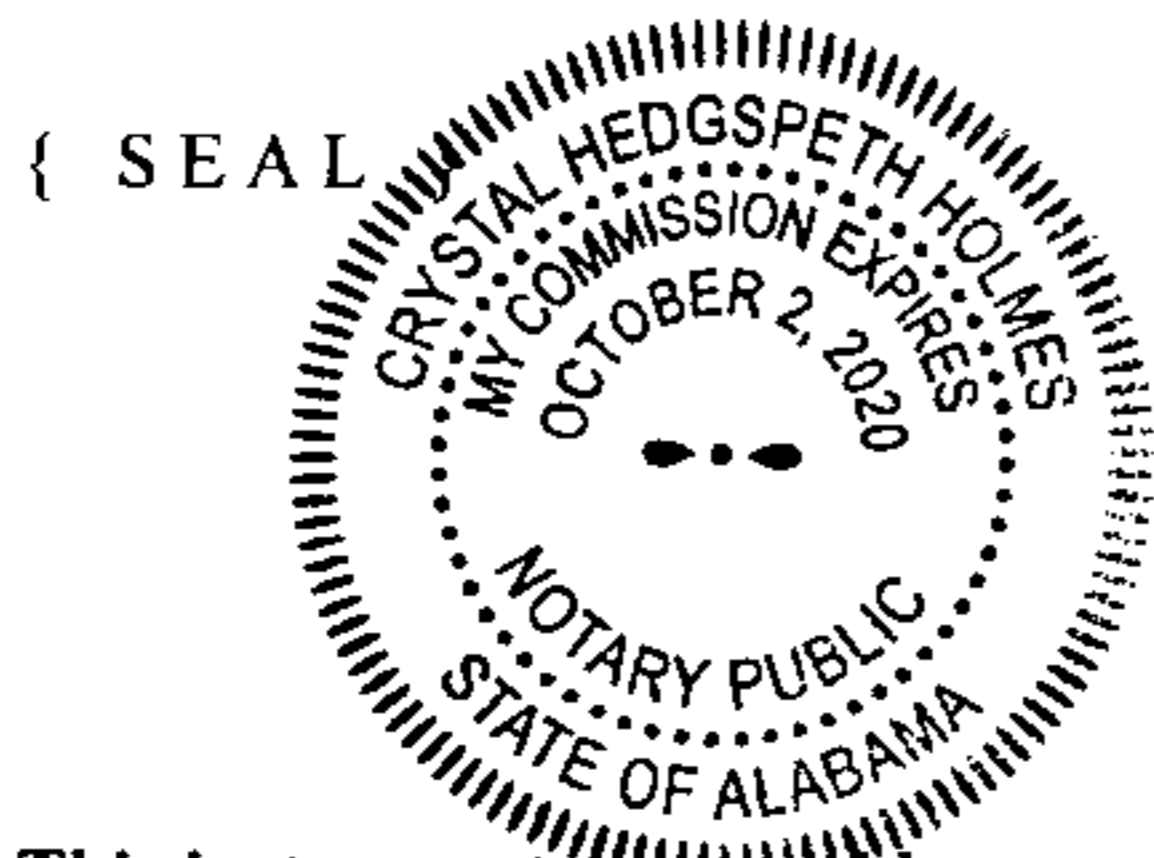
By: Nora M. Bowden  
Name: Nora M. Bowden  
Title: President

STATE OF ALABAMA )

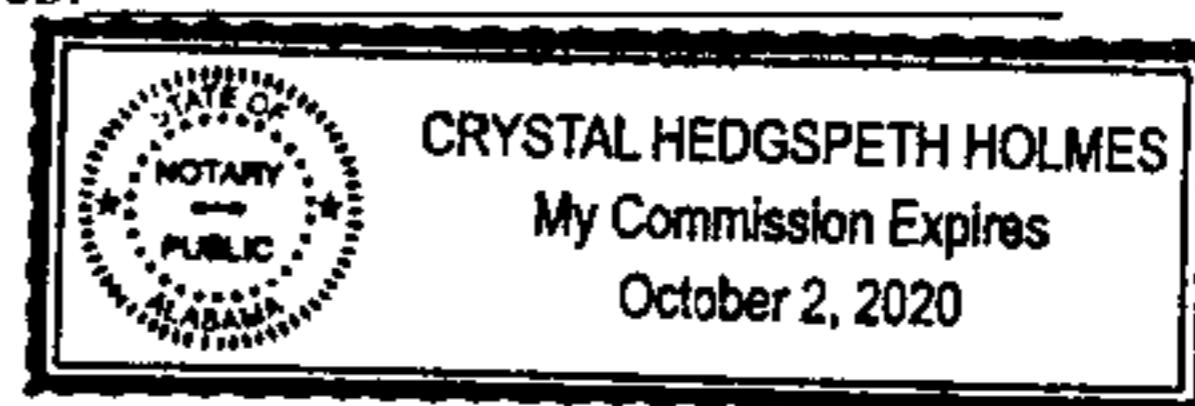
COUNTY OF JEFFERSON )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nora M. Bowden, whose name as President of Bowden Oil Company, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 26<sup>th</sup> day of July, 2019.



Crystal Hedgspeth Holmes  
Notary Public  
My Commission Expires: \_\_\_\_\_



**This instrument prepared by:**  
Timothy D. Davis, Esq.  
Sirote & Permutt, P.C.  
2311 Highland Avenue South (35205)  
P. O. Box 55727  
Birmingham, Alabama 35255-5727

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Shelby Cnty Judge of Probate, AL  
08/08/2019 08:27:06 AM FILED/CERT