

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

QUITCLAIM DEED

THIS QUITCLAIM DEED (this "Quitclaim Deed") is executed and delivered as of the 17th day of November, 2020 by **DANIEL REALTY COMPANY, LLC**, an Alabama limited liability company ("Grantor"), in favor of **CLAYTON PROPERTIES GROUP, INC.**, a Tennessee corporation ("Grantee").

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) in hand paid by Grantee to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantor, Grantor does by these presents, REMISE, RELEASE, QUITCLAIM and CONVEY unto Grantee all right, title and interest, if any, of Grantor in and to that certain real property situated in Shelby County, Alabama which is more particularly described in **Exhibit A** attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD unto Grantee, its successors and assigns, forever.

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed as of the day and year first above written.

DANIEL REALTY COMPANY, LLC, an
Alabama limited liability company

By: Daniel Management Corporation, an
Alabama corporation, Its Manager

By: 
Printed Name: W. Carter Bryars, III
Title: Senior Vice President

STATE OF ALABAMA

)

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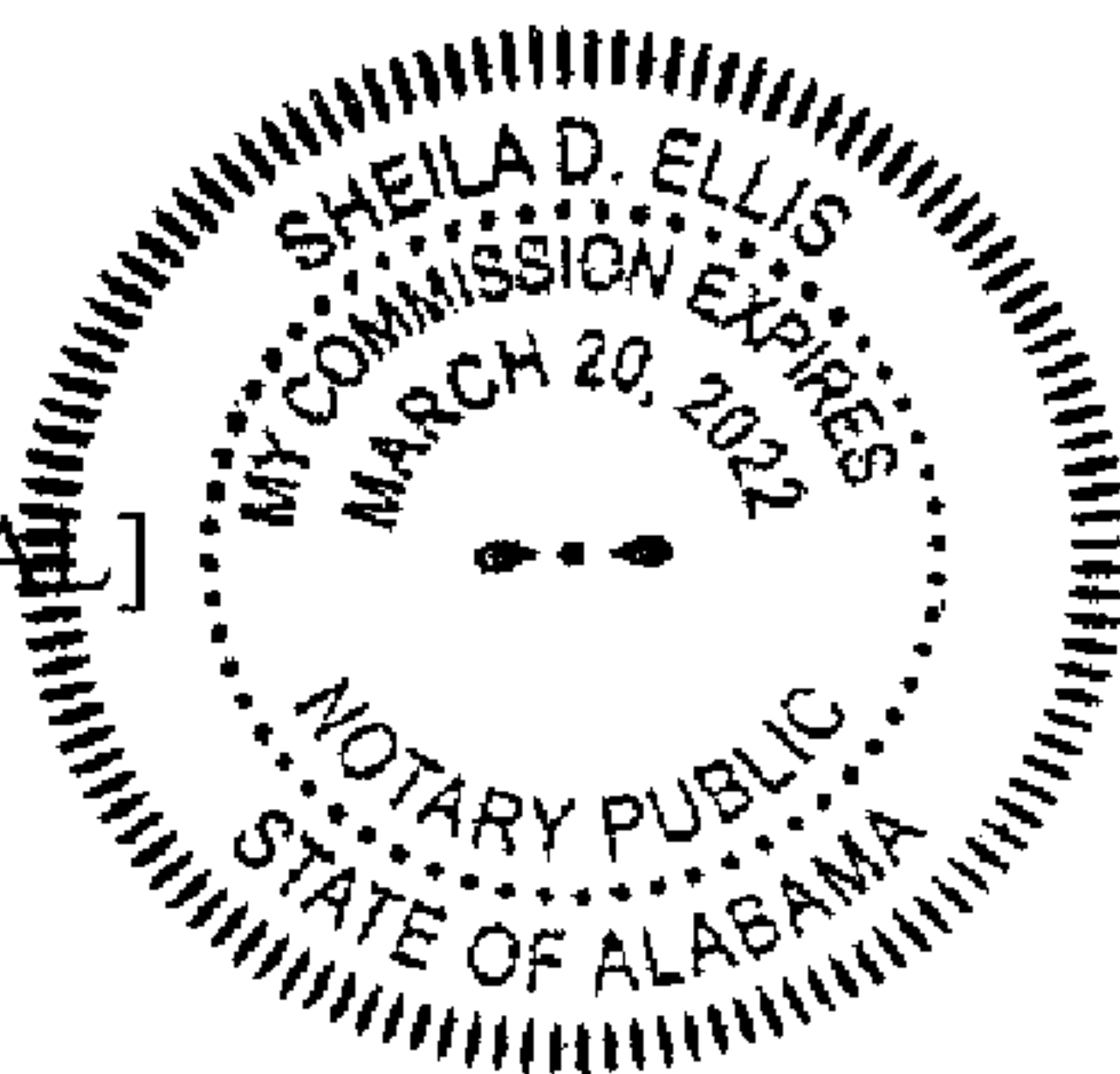
JEFFERSON COUNTY

)

I, the undersigned, a notary public in and for said county in said state, hereby certify that W. Carter Bryars, III, whose name as Senior Vice President of Daniel Management Corporation, an Alabama corporation, as Manager of DANIEL REALTY COMPANY, 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 instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation in its capacity as Manager of the aforesaid limited liability company.

Given under my hand and official seal this 16th day of November, 2020.

[NOTARIAL SEAL]



Sheila D. Ellis

Notary Public

My commission expires: 3/20/2022

THIS INSTRUMENT PREPARED BY AND UPON
RECORDING SHOULD BE RETURNED TO:

Stephen R. Monk, Esq.
Bradley Arant Boult Cummings LLP
One Federal Place
1819 Fifth Avenue North
Birmingham, Alabama 35203

TITLE NOT EXAMINED BY PREPARER

EXHIBIT A**Legal Description of Property**

A parcel of land being situated in the SW 1/4 of the NE 1/4, the SE 1/4 of the NE 1/4, and the NE 1/4 of the SE 1/4 of Section 29, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a 1-1/2" open pipe at the SE corner of the SE 1/4 of the NE 1/4 of Section 29, Township 18 South, Range 1 West, Shelby County, Alabama, said point also being the NE corner of Lot 22 of the PARC AT GREYSTONE as recorded in **Map Book 32 Page 42** in the Office of the Judge of Probate in Shelby County, Alabama; thence run **west** along the south line 1/4-1/4 section and along the north line of Lot 22 a distance of **140.00 feet** to the NW corner of Lot 22; thence turn an angle left **90°01'06"** and run south along the west lines of Lot 22 and Lot 21 a distance of **229.49 feet** to the SW corner of Lot 21 and a point on the northeast line of Parcel 7 of 1ST REVISION OF THE AMENDED MAP OF LEE BRANCH CORPORATE CENTER as recorded in **Map Book 28 Page 58**; thence turn an angle right **110°58'42"** and run northwesterly along the southwesterly line of Common area C and Easement of THE PARC AT GREYSTONE and the northeast line of Parcel 7 and Common Area of 1ST REVISION OF THE AMENDED MAP OF LEE BRANCH CORPORATE CENTER a distance of **370.81 feet** to the **Point of Beginning**, said point lying in Lee Branch; thence **continue** along last described course and leaving The Parc at Greystone a distance of **65.56 feet** to a 5/8" rebar; thence turn an angle of **right 1°49'13"** and run northwest along the northeast line of 1st Revision of the AMENDED MAP OF LEE BRANCH CORPORATE CENTER a distance of **822.75 feet** to 1/2" rebar capped GSA at the NW corner of Parcel 1A and on the southeast right-of-way of Alabama Highway 119 (Cahaba Valley Road); thence turn right **90°39'18"** and run northeast along said right-of-way a distance of **679.71 feet** to a 1/2" rebar; thence turn right **87°07'48"** leaving said right-of-way and run southeast a distance of **700.09 feet** to a 1-1/2" open pipe; thence turn right **66°39'00"** and run south a distance of **623.63 feet** to a 1/2" rebar capped SSI on the north line of Common Area C and Easement of The PARC AT GREYSTONE; thence turn right **92°47'05"** and run west along the north line of Common Area C and Easement a distance of **101.75 feet** to a point in Lee Branch; thence turn left **70°21'39"** and run southwest along the west line of Common Area C and Easement a distance of **102.82 feet** to the **Point of Beginning**. Situated in Shelby County, Alabama.

According to the survey of Carr & Associates Engineers, Inc. dated November 9, 2020.

Form RT-1

Real Estate Sales

Validation Form

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

Grantor's Name:
Daniel Realty Company, LLC

Mailing Address:
505 20th Street North, Suite 1000
Birmingham, Alabama 35203

Property Address:
Acreage along Ala. State Hwy 119 in
Shelby County, Alabama

Grantee's Name:
Clayton Properties Group, Inc.

Mailing Address:
3111 Timberlake Road, Suite 100
Birmingham, Alabama 35243

Date of Sale: November 17, 2020

Total Purchase Price \$ _____
or
Actual Value \$ 0
or
Assessor's Market Value \$ _____

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 (No value)
Tax Assessor's Records

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: November 17, 2020

DANIEL REALTY COMPANY, LLC
By: Daniel Management Corporation, Its Manager

Unattested
(verified by) _____

Signed By: [Signature]
(Grantor/Grantee/Owner/Agent) circle one,
Its: Senior Vice President



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/19/2020 10:07:22 AM
\$32.00 CHARITY
20201119000530170

Allen S. Bevil