

STATE OF ALABAMA)
COUNTY OF SHELBY)

QUIT CLAIM DEED

WHEREAS, On June 6, 2025 a Deed of Distribution was recorded in Instrument 20250606000174070 in the Probate Office of Shelby County, Alabama and the intent and goal was to transfer the title to said real property described therein from the Estate of Aurora Ann Sharp Garrett, Jefferson County Probate Case 21BHM01975 to Goodman Family Farm, LLC an Alabama limited liability company having as its three (3) members, the three and only devisees of the said estate.

We now wish to execute and have placed of record this Quit Claim Deed with the intent of delivering any and all individual interest we may be deemed to hold in the said real property described below to Goodman Family Farm, LLC, our Alabama limited liability company.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of one dollar and to clear title we, Henry Michael Garrett, Robert Charles Garrett and Elizabeth Garrett Butterworth, all married individuals [**Grantors**] whose business mailing address is 3825 Spring Valley Road, Mountain Brook, Alabama 35223 do grant, bargain, sell, quit claim and convey unto Goodman Family Farm, LLC, an Alabama limited liability company (**Grantee**) whose mailing address is 3825 Spring Valley Road, Mountain Brook, Alabama 35223 the following described real estate situated in Shelby County, Alabama, to wit:

PARCEL 1 - A Parcel of land situated in the SE 1/4 of Section 5, Township 21 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

BEGIN at the NW Corner of the NW 1/4 of the SE 1/4 of Section 5, Township 21 South, Range 3 West, Shelby County, Alabama, said point being the POINT OF BEGINNING; thence S88°42'45"E for a distance of 1327.81'; thence S88°43'46"E for a distance of 1327.70'; thence S00°45'40"E for a distance of 2681.25'; thence N88°38'42"W for a distance of 2677.06'; thence N00°18'10"W for a distance of 2677.02' to the POINT OF BEGINNING.

Said Parcel containing 163.90 acres, more or less.

PARCEL 2 - A Parcel of land situated in the SW 1/4 of Section 4, Township 21 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the NW Corner of the NW 1/4 of the SE 1/4 of Section 5, Township 21 South, Range 3 West, Shelby County, Alabama; thence S88°42'45"E for a distance of 1327.81'; thence S88°43'46"E for a distance of 1327.70' to the POINT OF BEGINNING; thence S80°49'40"E for a distance of 406.10'; thence S71°47'40"E for a distance of 553.10'; thence S59°05'40"E for a distance of 273.60'; thence S38°57'40"E for a distance of 262.10'; thence S12°06'20"W for a distance of 313.90'; thence S66°07'57"E for a distance of 1285.76' to the Northwesterly R.O.W. line of Shelby County Highway 17; thence S53°20'15"W and along said R.O.W. line for a distance of 610.24' to a curve to the left, having a radius of 590.00', and subtended by a chord bearing of S45°58'40"W, and a chord distance of 151.16'; thence along the arc of said curve and along said R.O.W. line for a distance of 151.57'; thence N58°02'16"W and leaving said R.O.W. line for a distance of 352.81'; thence S59°44'34"W for a distance of 114.53'; thence S79°42'39"W for a distance of 96.08' to the approximate center of a creek; thence S62°49'20"W and along said center of creek for a distance of 51.46'; thence N82°41'29"W and along said center of creek for a distance of 17.81'; thence N79°07'56"W and along said center of creek for a distance of 82.57'; thence S85°57'19"W and along said center of creek for a distance of 118.59'; thence N77°46'11"W and along said center of creek for a distance of 210.50'; thence S12°45'49"W and along said center of creek for a distance of 107.62'; thence N83°59'41"W and along said center of creek for a distance of 172.52'; thence S12°42'11"E and along said center of creek for a distance of 88.26'; thence S85°59'04"W and along said center of creek for a distance of 107.60'; thence S22°12'56"E and along said center of creek for a distance of 120.20'; thence S40°41'04"W and along said center of creek for a distance of 45.32';

thence S63°16'34"W and along said center of creek for a distance of 166.33'; thence S00°49'26"E and along said center of creek for a distance of 90.01'; thence S72°10'41"E and along said center of creek for a distance of 105.82'; thence S66°34'11"E and along said center of creek for a distance of 43.03'; thence S15°32'33"W and along said center of creek for a distance of 127.16'; thence S04°10'19"W and along said center of creek for a distance of 118.80'; thence S33°08'04"W and along said center of creek for a distance of 202.03'; thence N89°13'07"W and leaving said center of creek for a distance of 413.18'; thence N00°45'40"W for a distance of 2681.25' to the POINT OF BEGINNING.

Said Parcel containing 72.67 acres, more or less. aka 7990 Highway 17, Maylene, Alabama 35114

SUBJECT TO a 30' Wide Ingress/Egress & Utility Easement, lying 15' either side of and parallel to the following described centerline:

Commence at the NW Corner of the NW 1/4 of the SE 1/4 of Section 5, Township 21 South, Range 3 West, Shelby County, Alabama; thence S88°42'45"E for a distance of 1327.81'; thence S88°43'46"E for a distance of 1327.70'; thence S80°49'40"E for a distance of 406.10'; thence S71°47'40"E for a distance of 553.10'; thence S59°05'40"E for a distance of 273.60'; thence S38°57'40"E for a distance of 262.10'; thence S12°06'20"W for a distance of 313.90'; thence S66°07'57"E for a distance of 1285.76' to the Northwesterly R.O.W. line of Shelby County Highway 17; thence S53°20'15"W and along said R.O.W. line for a distance of 610.24' to a curve to the left, having a radius of 590.00', and subtended by a chord bearing of S45°58'40"W, and a chord distance of 151.16'; thence along the arc of said curve and along said R.O.W. line for a distance of 151.57' to the POINT OF BEGINNING OF SAID CENTERLINE OF EASEMENT; thence N58°02'16"W and leaving said R.O.W. line for a distance of 352.81' to the POINT OF ENDING OF SAID CENTERLINE OF EASEMENT.

The property conveyed has never constituted the homestead of either Grantor, or their respective spouse.

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

IN WITNESS WHEREOF, the said Grantors has caused this conveyance to be executed this the 23rd day of September, 2025.


ELIZABETH GARRETT BUTTERWORTH

**STATE OF ALABAMA
JEFFERSON COUNTY**

I, Gene W. Gray, Jr., a Notary Public, in and for said County in said State, hereby certify that Elizabeth Garrett Butterworth, 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 said conveyance she executed the same voluntarily for her individual act.

Given under my hand and official seal of office this 29th day of September, 2025.


Notary Public
Commission Expires: 01/09/2026

GENE W. GRAY, JR.
NOTARY PUBLIC, ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES NOV. 09, 2026

EXECUTION CONTINUED ON FOLLOWING PAGE

Henry Michael Garrett
HENRY MICHAEL GARRETT

STATE of NORTH CAROLINA

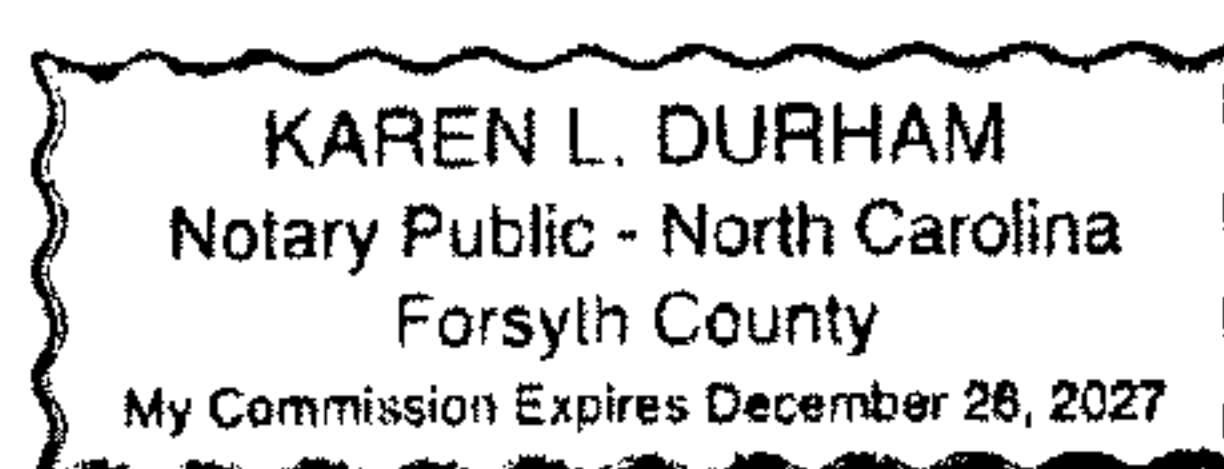
COUNTY of Forsyth

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Henry Michael Garrett, 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 said conveyance he executed the same voluntarily for his individual act.

Given under my hand and official seal of office this **23** day of September, 2025.

Karen L. Durham
Notary Public
Commission Expires: **12-26-2027**

MUST AFFIX SEAL



ROBERT CHARLES GARRETT

STATE of ALABAMA

COUNTY of _____

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Robert Charles Garrett, 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 said conveyance he executed the same voluntarily for his individual act.

Given under my hand and official seal of office this _____ day of September, 2025.

MUST AFFIX SEAL

Notary Public
Commission Expires:

This instrument prepared by:
Gene W. Gray, Jr.
2100 Southbridge Parkway,
Suite 338
Birmingham, AL 35209
205 879 3400

SEND TAX NOTICE TO:
Goodman Family Farm, LLC
c/o Betty Garrett Butterworth
3825 Spring Valley Road
Mountain Brook, AL 35223

HENRY MICHAEL GARRETT

STATE of NORTH CAROLINA

COUNTY of _____

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Henry Michael Garrett, 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 said conveyance he executed the same voluntarily for his individual act.

Given under my hand and official seal of office this _____ day of September, 2025.

MUST AFFIX SEAL

Notary Public

Commission Expires:

Robert C. Garrett

ROBERT CHARLES GARRETT

STATE of ALABAMA

COUNTY of Madison

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Robert Charles Garrett, 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 said conveyance he executed the same voluntarily for his individual act.

Given under my hand and official seal of office this 24 day of September, 2025.

MUST AFFIX SEAL

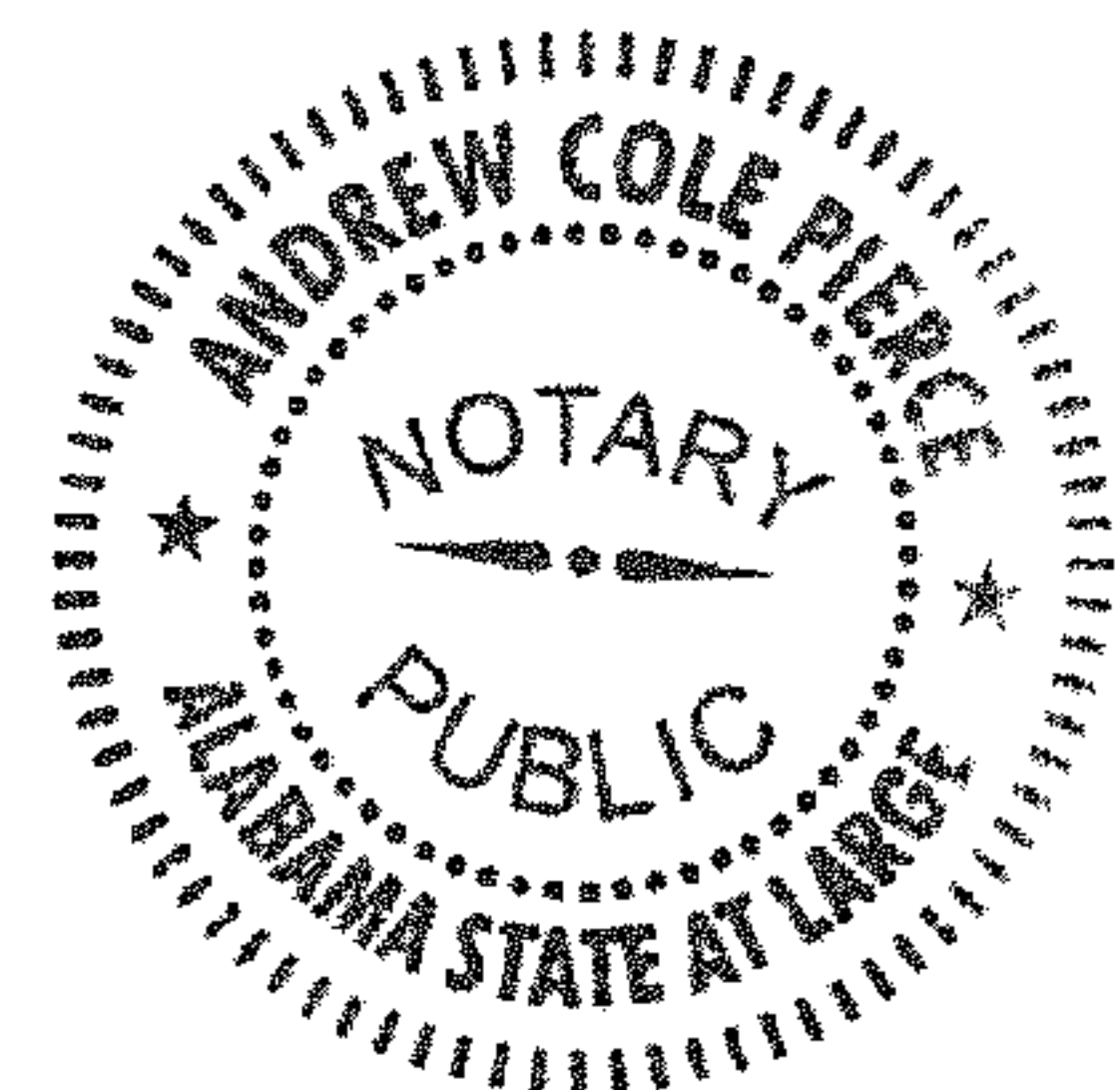
Andrew Cole Pierce

Notary Public

Commission Expires: 06-16-24

This instrument prepared by:
Gene W. Gray, Jr.
2100 Southbridge Parkway,
Suite 338
Birmingham, AL 35209
205 879 3400

SEND TAX NOTICE TO:
Goodman Family Farm, LLC
c/o Betty Garrett Butterworth
3825 Spring Valley Road
Mountain Brook, AL 35223



Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name HENRY MICHAEL GARRETT Grantee's Name GOODMAN FAMILY FARM, LLC
 Mailing Address ROBERT CHARLES GARRETT
ELIZABETH GARRETT BUTTERWORTH MAILING ADDRESS 3825 SPRING VALLEY ROAD
3825 SPRING VALLEY ROAD MOUNTAIN BROOK, AL 35223

Property Address VACANT LOTS Date of Sale 09/23/2025
 Total Purchase Price \$ _____
 or
 Actual Value \$ _____
 or
 Assessor's Market Value \$ 1,490,030.00 TO CLEAR TITLE

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 ☒ Appraisal To Clear Title
☐ Sales Contract ☐ Other
☐ Closing Statement

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 9/30/25 Print GENE W. GRAY, JR.
 Unattested Sign _____
 (verified by) (Grantor/Grantee/Owner/Agent) circle one

Form RT-1

Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 09/30/2025 09:00:28 AM
 \$35.00 PAYGE
 20250930000298330



Gene W. Gray, Jr.