

Send tax notice to:

This instrument prepared by:
LONG, FLANAGAN & MCDONALD, LLC
1321 Gunter Avenue
Guntersville, Alabama 35976

STATE OF ALABAMA
COUNTY OF BALDWIN

GENERAL WARRANTY DEED

KNOW ALL THESE PRESENTS , that in consideration of the sum of Ten Dollars (\$10) and other good and valuable consideration to the undersigned Grantor, in hand paid by the Grantee herein, the receipt of which is acknowledged, the undersigned, **Gulf Coast Community Bank**, (hereinafter referred to as GRANTOR) does hereby grant, bargain, sell and convey unto **BC Foley, LLC, an Alabama limited liability company**, (hereinafter referred to as GRANTEE) the following real estate situation in Baldwin County, Alabama, to-wit:

PARCEL A: The Northwest Quarter of the Northwest Quarter; AND the Southwest Quarter of the Northwest Quarter; AND the Southeast Quarter of the Northwest Quarter, all in Section 3, Township 8 South, Range 4 East, Baldwin County, Alabama.

PARCEL B: Commence at a railroad spike found at the "locally accepted" Southeast corner of Section 4, Township 8 South, Range 4 East, Saint Stephens Meridian; thence run South 89 degrees 41 minutes 09 seconds West along the South line of said Section 4, a distance of 2668.36 feet to the Southwest corner of the Southeast Quarter of said Section 4; thence run North 00 degrees 19 minutes 18 seconds West, 2985.61 feet to a capped iron pin marker being the Point of Beginning; thence run North 89 degrees 37 minutes 13 seconds East, 1335.93 feet to a capped iron pin marker; thence run North 00 degrees 17 minutes 17 seconds West, 1004.43 feet to a capped iron pin marker at the Northeast corner of the Southwest Quarter of the Northeast Quarter of said Section 4; thence run South 89 degrees 35 minutes 16 seconds West, 1336.51 feet to a capped iron pin marker at the Northwest corner of the Southwest Quarter of the Northeast Quarter of said Section 4; thence run South 00 degrees 19 minutes 18 seconds East, 1003.67 feet to the Point of Beginning.

PARCEL C: The Southeast Quarter of the Northeast Quarter of Section 4, Township 8 South, Range 4 East, Baldwin County, Alabama.

PARCEL D: Commence at a railroad spike found at the "locally accepted" Southeast corner of Section 4, Township 8 South, Range 4 East, Saint Stephens Meridian; thence run South 89 degrees 41 minutes 09 seconds West along the South line of said Section 4, a distance of 2668.36 feet to the Southwest corner of the Southeast Quarter of said Section 4; thence run North 00 degrees 19 minutes 18 seconds West, 2659.52 feet to a capped iron pin marker at the Southwest corner of the Southwest Quarter of the Northeast Quarter of said Section 4 being the Point of Beginning; thence run North 89 degrees 37 minutes 13 seconds East, 1335.74 feet to a capped iron pin marker at the Southeast corner of the Southwest Quarter of the Northeast Quarter of said Section 4; thence run North 00 degrees 17 minutes 17 seconds West, 326.09 feet to a capped iron pin marker; thence run South 89 degrees 37 minutes 13 seconds West, 1335.93 feet to a capped iron pin marker; thence run South 00 degrees 19 minutes 18 seconds East, 326.09 feet to the Point of Beginning.

THIS CONVEYANCE AND WARRANTIES HEREUNDER ARE MADE SUBJECT TO THE FOLLOWING:

1. Any and all Special Assessments, Bills, Charges or Municipal liens levied and/or assessed against subject property, which are currently due and payable, if any.
2. Subject to any potential current use rollback taxes, any reappraisal, assessed value adjustment, and/or escape taxes which may become due by virtue of any future action of the Office of the Revenue Commissioner and/or the Board of Equalization of the County in which the subject property is located.
3. This policy takes exception to taxes and/or assessments levied subsequent to the above date, which are not yet due and payable. (Subject to Tax Assessment).