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Shelby Cnty Judge of Probate, AL
08/10/1971 12:00:00 AM FILED/CERT

STATE OF ALABAMA)

SHELBY COUNTY)

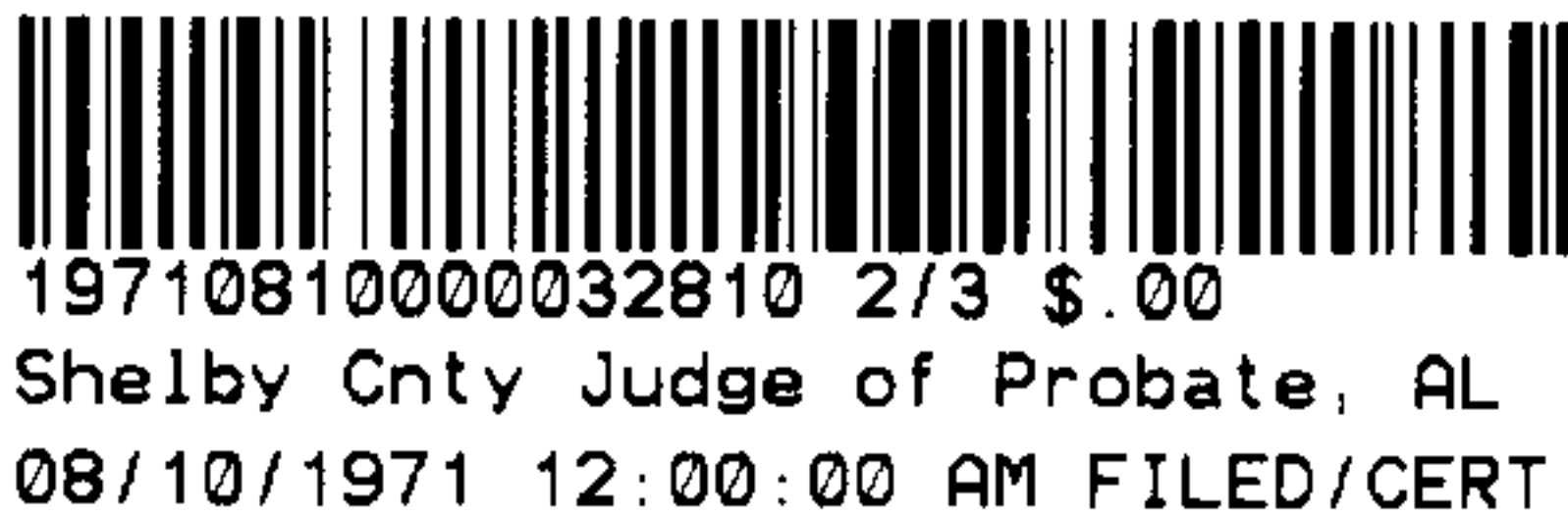
Before me, the undersigned authority, a Notary Public in and for said County, in said State, personally appeared J. W. SIMS, who, being by me first duly sworn to speak the truth deposes and says as follows:

My name is J. W. Sims and I am 82 years of age. I have been familiar with the occupation, use and possession of the hereinafter described property for a period in excess of 25 years, said property is situated in the Town of Calera, Shelby County, Alabama, and is more particularly described as follows, to-wit:

A part of the W $\frac{1}{2}$ of Fractional SW $\frac{1}{4}$ of Section 21, Township 22 South, Range 2 West, described as follows: Commencing at the point of intersection of the Main line tracks of the L & N R.R. and the Southern Railways in Town of Calera; thence South 65 deg. 20' West 2790 feet to a point which is the center line of the Southern Railway; thence run South 24 deg. 40' East 70 feet to the South right of way line of the Columbiana-Calera-Montevallo Highway, being Highway #25; thence run South 65 deg. 20' West along South right of way of said Highway a distance of 344.99 feet to point of beginning of lot herein described; said point being the NW corner of lot sold to Clyde Long and wife; thence continue South 65 deg. 20' West along South right of way of said Highway a distance of 113.87 feet to the NE corner of lot sold to Sims; thence along the NE side of Sims lot, South 21 deg. 40' East a distance of 217.10 feet more or less to North line of lot 5 according to "Farris Estates"; thence run North 70 deg. 05' East 133 feet to the SW corner of Clyde Long lot; thence along the SW line of Long lot North 26 deg. 10' West to the point of beginning of lot herein described.

At one time I was the owner of the above described property along with other property and at one time I resided in the house or residence which is now situated on said property. On February 16, 1950, I sold the above described property, along with other property, to Hugh Steverson by deed which is recorded in Deed Book 140, page 111, in the Probate Records of Shelby County, Alabama. As stated, the deed to Mr. Hugh Steverson included the above described property and the residence situated thereon and the other property located around the above described property. Immediately after I conveyed said property to Mr. Steverson by said deed Mr. Steverson moved into the residence situated on the above described property and lived in said residence for each and every year continuously and exclusively up until he sold the property to Mr. J. R. Sample by deed dated March 25, 1959, and recorded in Deed Book 200, page 193, in the Probate Records of Shelby County, Alabama. Immediately after J. R. Sample purchased the property from Mr. Steverson, J. R. Sample and his family moved into the residence situated on said property and said J. R. Sample and his family have continuously resided in said residence on said property for each and every year up to and including the date of this affidavit. Mr. J. R. Sample is the owner of said property at the present time and is still in the possession of the same. Thus, J. R. Sample and his predecessors in title Hugh J. Steverson and the undersigned have been in the continuous, exclusive,

Book 269, 318

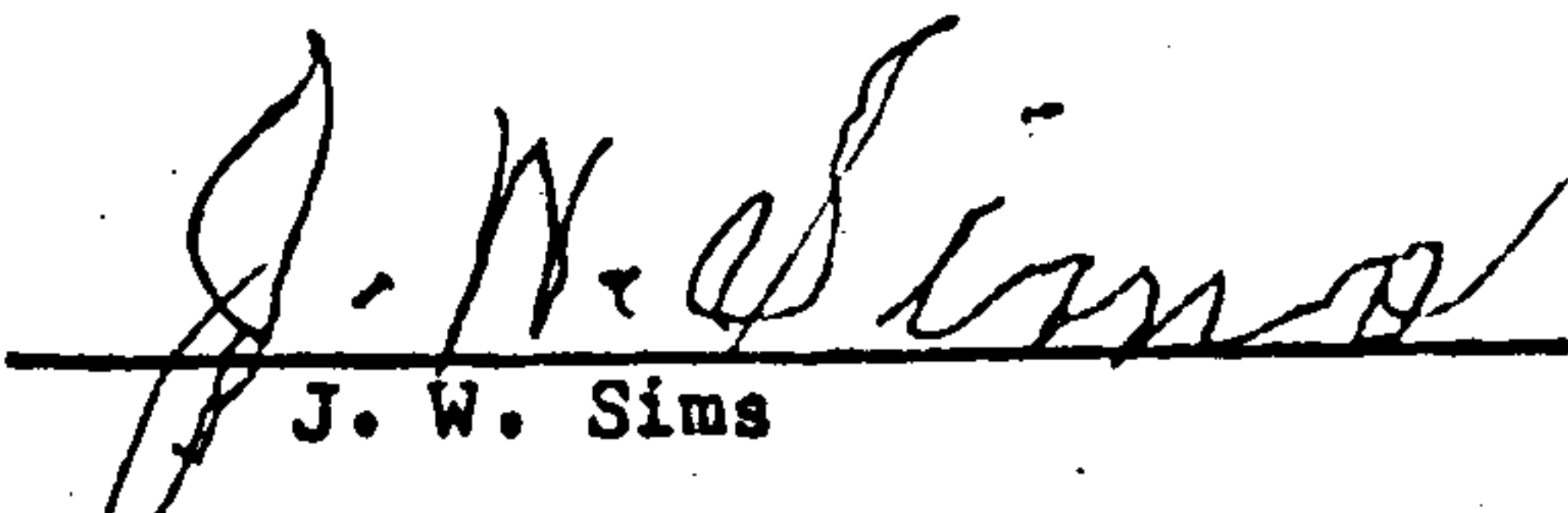


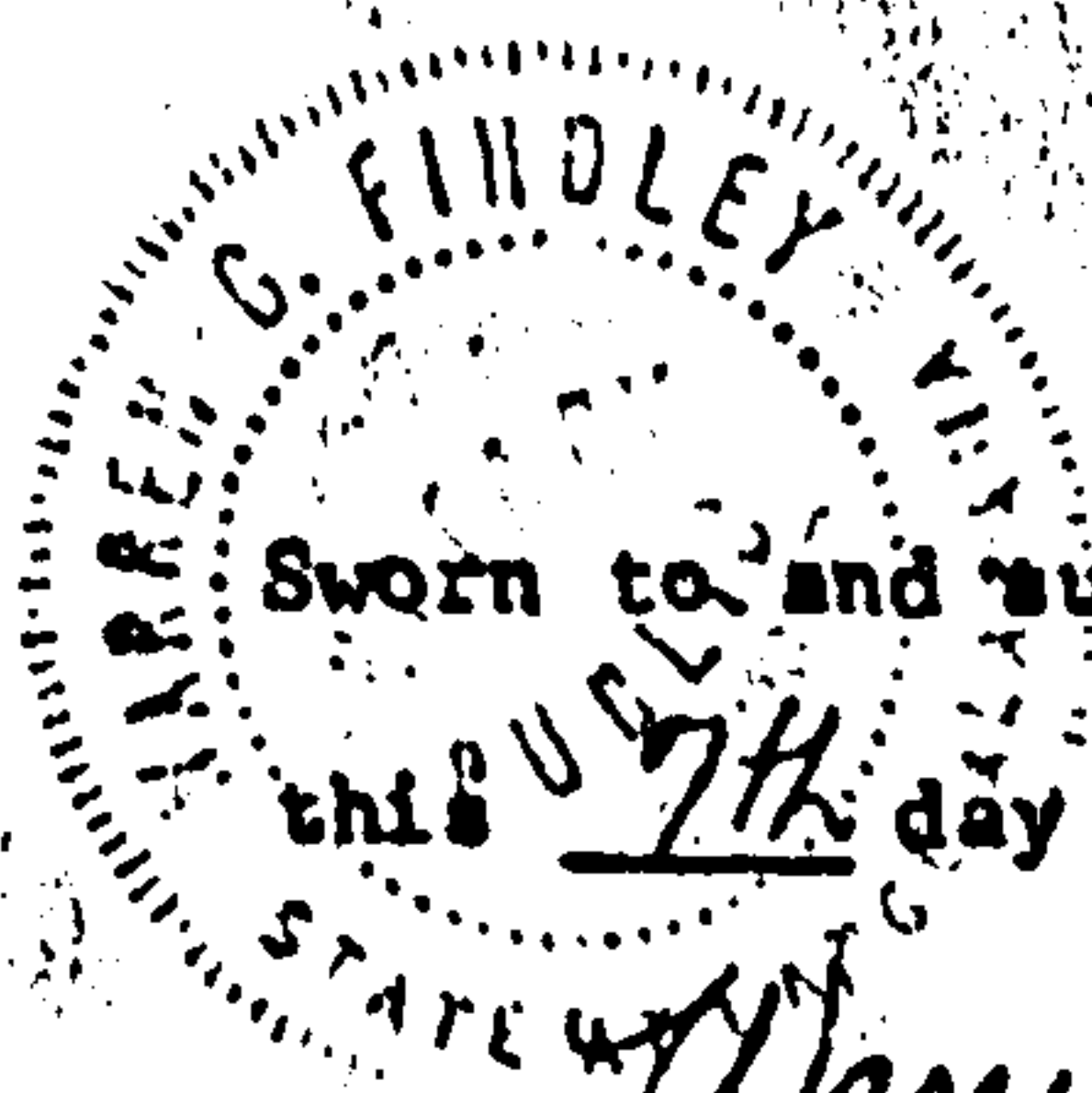
adverse, hostile, notorious possession of the first above described property for each and every year for more than 25 years next preceding the date of this affidavit. There have never been any disputes whatsoever concerning the ownership of said property by J. R. Sample and his aforesaid predecessors in title and I have never heard his title or any of his said predecessors in title questioned in any way.

I am familiar with the property which was conveyed to Clyde Long and Bessie Opal Long by deed dated October 31, 1957, and recorded in Deed Book 130, page 67, in the Probate Records of Shelby County, Alabama. Said property which was conveyed to Mr. and Mrs. Long joins the first above described J. R. Sample property on the east. There have never been any disputes whatsoever concerning the location of the two properties and no dispute as to the boundary lines dividing the same.

I am one and the same person as J. W. Sims who along with his wife Annie M. Sims received a deed from Hugh Steverson to certain property dated October 22, 1957, and recorded in Deed Book 189, page 484, in the Probate Records of Shelby County. I am, of course, familiar with the location of the property which was thusly conveyed to affiant and his said wife, Annie M. Sims. Said property joins the J. R. Sample on the west side and there are not now and have never been any disputes concerning the location use, or occupation of the same. I am also familiar with the location of the property conveyed by Hugh Steverson to O. C. Farris by deed dated October 22, 1957, and recorded in Deed Book 189, page 491, in the Probate Records of Shelby County, Alabama. Said property conveyed to O. C. Farris lies South of the J. R. Sample property as first above described and there has never been any dispute concerning the location, occupation, use and possession of said property.

In summary, the first above described property is now owned by J. R. Sample and he and his predecessors in title have lived continuously and exclusively in the house situated on said property and possessed the same for each and every year for more than 25 years prior to the date of this affidavit. There have never been any disputes whatsoever concerning the occupation, use and possession of said property and during the last 25 years no other person, firm, or corporation has been in possession of said property or any part thereof other than the said J. R. Sample and his aforesaid predecessors in title. I have never heard his title or the title of his predecessors questioned or disputed in any way.


J. W. Sims



Sworn to and subscribed before me

this 7th day of August, 1971.


Notary Public

STATE OF ALABAMA)

SHELBY COUNTY)



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Before me, the undersigned authority, a Notary Public in and for said County, in said State, personally appeared J. R. SAMPLE, who, after being by me first duly sworn to speak the truth deposes and says as follows:

My name is J. R. Sample and I am the owner of the property described first above in the affidavit of J. W. Sims. I have cognizance of the facts and matters alleged in the above said affidavit and state here under oath that said facts and matters are true and correct.

J. R. Sample
J. R. Sample

Sworn to and subscribed before me

this 7th day of August, 1971.

James L. Gindley
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 AUG 10 AM 11:06
U.C.C. FILE NUMBER OR
REC. B/L & PAGE AS SHOWN ABOVE
Conrad M. Boudreau
JUDGE OF PROBATE

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