

The State of Alabama, }
 _____ }
 SHELBY County }

761

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Ten Dollars and
other valuable consideration DOLLARS
 to Robert A. Klinner and wife, Lynn G. Klinner in hand paid
 by Chelsea Land and Investment Corporation the receipt whereof
 is hereby acknowledged we do remise, release, quit claim and convey to the said
Chelsea Land and Investment Corporation all
 right, title, interest, and claim in or to the following described real estate, to wit:

Commence at the S.W. corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12,
 Township 19 South, Range 1 West, Shelby County, Alabama, said point
 also being the S.W. corner of a 15-acre tract recorded in Map Book
 290, Page 172, in the Probate Office of Shelby County, Alabama;
 thence run Northerly along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 660.00
 feet; thence 92 deg. 28 min. 00 sec. right 330.00 feet to the point
 of beginning; thence continue along last stated course 330.00 feet;
 thence 87 deg. 32 min. 00 sec. right 264.00 feet; thence 92 deg. 28
 min. 00 sec. right 330.00 feet; thence 87 deg. 32 min. 00 sec. right
 264.00 feet to the point of beginning and containing 2.00 acres more
 or less.

And an easement for ingress and egress more particularly described as
 follows: a 25-foot wide ingress and egress easement more particularly
 described as follows: Commence at the Southwest corner of the SE $\frac{1}{4}$
 of the NW $\frac{1}{4}$ of Section 12, Township 19 South, Range 1 West, Shelby
 County, Alabama, said point also being the Southwest corner of a 15-
 acre tract recorded in M.B. 290, Page 172, in Probate Office, Shelby
 County, Alabama, from thence run Northerly along the West line of said
 $\frac{1}{4}$ - $\frac{1}{4}$ Section for 660 feet; thence turn 92 deg. 28 min. right and run
 Easterly for 403.04 feet to the point of beginning of the centerline
 of a 25-foot wide ingress and egress easement lying 12.5 feet on each
 side of herein described centerline; thence turn 130 deg. 35' 30" left
 and run Northwesterly for 94.34 feet; thence turn 10 deg. 39' 30" left
 and continue Northwesterly for 136.22 feet to a point on the centerline
 of a 15-foot + wide chert road and the end of said easement.



19781117000155070 1/2 \$.00
 Shelby Cnty Judge of Probate, AL
 11/17/1978 12:00:00AM FILED/CERT

situated in SHELBY County, Alabama.

TO HAVE AND TO HOLD to the said Chelsea Land and Investment Corporation
 heirs and assigns forever.

Given under their hands and seals, this 14th day of November, A.D. 19 78.

Executed and delivered in the presence of

Robert A. Klinner (SEAL)
Lynn G. Klinner (SEAL)
 _____ (SEAL)
 _____ (SEAL)



Savings and Loan Association

City Federal Building,
 2030 Second Avenue North,
 Birmingham, Alabama 35203

The State of Alabama }
SHELBY County }

I, Richard A. Sidwell, a Notary Public
in and for said County, in said State, hereby certify that Robert A. Klinner and wife,
Lynn G. Klinner
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged
before me on this day that, being informed of the contents of the conveyance, they have executed
the same voluntarily on the day the same bears date.

Given under my hand, this 14th day of November, 1978.

Richard A. Sidwell

The State of Alabama }
County }

I, _____, a _____
in and for said State and County aforesaid, hereby certify that _____
subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and being sworn,
stated that _____
the grantor _____ voluntarily executed the same in his presence and in the presence of the other subscribing
witness, on the day the same bears date; that he attested the same in the presence of the grantor _____, and of
the other witness, and that such other witness subscribed his name as a witness in his presence.

Given under my hand, this _____ day of _____, A.D. 19_____.

CLERK OF ALA. SHELBY CO.
COUNTY CLERK

Deed 5.00
Rec. 3.00
Index 1.00
9.00



19781117000155070 2/2 \$.00
Shelby Cnty Judge of Probate, AL
11/17/1978 12:00:00AM FILED/CERT

Return to: Loan#5-18882
City Federal Savings & Loan Assn.
2030 Second Avenue North
Birmingham, Alabama 35203

Robert A. Klinner, and wife
Lynn G. Klinner
TO
Chelsea Land and Investment Corp.

QUIT CLAIM DEED

THE STATE OF ALABAMA }
COUNTY }

I, _____
Judge of the Probate Court of said County, hereby
certify that the within conveyance was filed for
registration in this office on the _____
day of _____, 19_____,
and was recorded in Vol. _____ Record of
Deeds, Pages _____
on the _____ day of _____, 19_____,
Judge of Probate.
Record Fee, \$ _____