



**JEFFERSON TITLE CORPORATION**  
 P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by  
 (Name) Nelson G. Conover *2194*  
 (Address) 307 East Street South, Talladega, Alabama 35160

(CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP)

STATE OF ALABAMA }  
 COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Ten and No/100 (\$10.00) Dollars and other valuable considerations**

to the undersigned grantor, **Coosa Cotton Co., Inc.** a corporation,  
 (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR  
 does by these presents, grant, bargain, sell and convey unto

✓ **Donald R. Lansford and wife, Deborah C. Lansford**

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in \_\_\_\_\_

Shelby County, Alabama to-wit: A tract of land located in the  
 NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 3, Township 20 South, Range 2 East, being more particularly described as  
 follows: Commence at the point of intersection of the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section with the West  
 right-of-way line of Shelby County Highway No. 79; thence run in a Northwesterly direction along the  
 West right-of-way line of said Shelby County Highway No. 79 a distance of 378 feet to the point of  
 beginning; said point being the Northeast corner of the Leonard Carlisle lot; thence continue along the  
 West right-of-way line of Shelby County Highway No. 79 a distance of 476 feet to the point of inter-  
 section with the center line of a permanent ditch, said point being the Southeast corner of the Gary  
 Clinkscales lot; thence run in a Westerly direction along the center line of said ditch and along the  
 South line of the Gary Clinkscales property a distance of 392 feet to the point of intersection of the  
 center line of a second permanent ditch; thence run in a Southwesterly direction along the center line  
 of the second permanent ditch a distance of 673 feet, more or less, to the point of intersection of said  
 second ditch with the West line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section; thence South along the West line of said  $\frac{1}{4}$ - $\frac{1}{4}$   
 section a distance of 23 feet to the Northwest corner of the Leonard Carlisle lot; thence in an Easterly  
 direction along the North line of said Leonard Carlisle lot a distance of 1,086 feet to the point of  
 beginning. Situated in Shelby County, Alabama.

NOTE \* Subject property is one and the same as that previously conveyed in Deeds recorded in Volume  
 297, at page 122, Volume 330, at page 904, Volume 349, at page 662 and Volume 351, at page 157.  
 Grantee shall be responsible for the payment of ad valorem taxes due 10/1/88.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship. And said GRANTOR does for itself, its  
 successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are  
 free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same  
 to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President,  
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27<sup>th</sup> day of May 19 88

ATTEST: COOSA COTTON CO., INC.  
Ophelia R. Wyatt Secretary By Pat Walsh President

STATE OF \_\_\_\_\_ }  
 COUNTY OF \_\_\_\_\_ }

I, \_\_\_\_\_ the undersigned authority, a Notary Public in and for said County in said  
 State, hereby certify that  
 whose name as President of Coosa Cotton Co., Inc.  
 a corporation, 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the 27<sup>th</sup> day of May 19 88  
P.O. Box 243  
Harpersville, AL  
[Signature] Notary Public

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ACTION BY WRITTEN CONSENT  
OF DIRECTORS OF  
COOSA COTTON COMPANY, INC.

3-18

1988

Pursuant to the authority contained in Section 10-2A-56, Code of Alabama 1975, and Article III, Section 10, of the Bylaws of the corporation, the undersigned, being all of the Directors of Coosa Cotton Company, Inc., an Alabama corporation, hereby take and adopt the following action in writing, without meeting:

DIRECTORS' RESOLUTIONS RECOMMENDING SALE  
OF ALL OR SUBSTANTIALLY ALL CORPORATE ASSETS

WHEREAS, the Board of Directors of Coosa Cotton Company, Inc. deems it to be for the best interests of this corporation and its shareholders that all or substantially all of its property and assets be sold to high bidder at auction, in consideration of the payment by Fowler Auction Company to this corporation of the sum of \$ highest and best bid, pursuant to the terms, conditions, and provisions of that certain agreement of purchase and sale which will be executed by the parties, which said terms, conditions, and provisions and the aforesaid considerations are deemed, by this Board of Directors, to be reasonable and expedient; and

WHEREAS, after paying all remaining known debts and liabilities or adequately providing for same, the Directors shall distribute the balance of the assets, if any, among the shareholders and owners of the shares according to their respective rights and preferences, fairly and ratably and in conformity with the provisions of the Articles of Incorporation; therefore be it:

RESOLVED, the Board of Directors of this corporation hereby recommends the sale of all or substantially all of the assets of the corporation according to the terms and conditions of the aforesaid agreement of sale;

RESOLVED FURTHER, that subject to obtaining shareholder approval:

1. Pat Waldrop be, and hereby, authorized and directed to execute and deliver on behalf of this corporation and in its name that certain, aforesaid agreement of purchase and sale of all or substantially all of the property and assets of this corporation.

2. All or substantially all of the property and assets of this corporation be sold to high bidder for the consideration provided in, and in accordance with, the terms and provisions of the aforesaid agreement of purchase and sale;

RESLOVED FURTHER, that the officers of this corporation be, and they are hereby, authorized and directed to take such steps as they may deem necessary or proper to procure the approval of the principal terms of the transaction and the nature and amount of the consideration by the vote or written consent of the shareholders of this corporation to sell all or substantially all of the property and assets of this corporation as aforesaid; and

RESOLVED FURTHER, that upon procuring such approval by the shareholders the President and Secretary of this corporation be, and they are hereby, authorized and directed to execute and deliver in the name of and on behalf of this corporation all such deeds, bills of sale, assignments, and other instruments of transfer as may be deemed necessary

or proper to effect such sale pursuant to said agreement of purchase and sale, and in general the Directors and Officers of this corporation be, and they are hereby, authorized and directed to do any and all acts and things necessary to carry out, perform, and consummate said agreement of purchase and sale.

Optima R. Wyatt

Richard T. Wyatt

Robert E. Chennel

Charles A. Wilder

Gen. Harold Bailey

Patrick A. Wilby

ACTION BY WRITTEN CONSENT  
OF SHAREHOLDERS OF  
COOSA COTTON COMPANY, INC.

3-18, 1988

The undersigned, being all of the shareholders of Coosa Cotton Company, Inc., an Alabama corporation, do hereby take and adopt the following action in writing, without meeting:

APPROVING SALE OF ALL OR SUBSTANTIALLY ALL  
OF THE CORPORATE ASSETS

WHEREAS, by written consent, the Board of Directors of this corporation duly adopted resolutions recommending the sale, pursuant to an agreement of purchase and sale, of all or substantially all of its property and assets to high bidder at public auction

NOW, THEREFORE, each of the undersigned shareholders of said corporation, does hereby approve and consent to the principal terms of the aforesaid transaction and the nature and amount of the consideration, and the aforesaid agreement of purchase and sale in its entirety;

The undersigned do further hereby authorize, and direct that:

1. Pat Waldrop execute and deliver on behalf of this corporation and in its name, the aforementioned agreement of purchase and sale of all or substantially all of the property and assets of this corporation;

2. All or substantially all of the property and assets of this corporation be sold to high bidder at public auction for the consideration provided in, and in accordance with, the terms and provisions of the aforesaid agreement of purchase and sale.

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The undersigned do further hereby authorize, and direct the President and Secretary to execute and deliver in the name and on behalf of this corporation all such deeds, bills of sale, assignments, and other instruments of transfer as may be deemed necessary or proper to effect such sale pursuant to said agreement of purchase and sale, and in general the Directors and officers of this corporation are hereby authorized and directed to do any and all acts and things necessary to carry out, perform, and consummate said agreement of purchase and sale.

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Walter A. Wilkins  
W. Frank Bailey  
Charles A. Wilkins  
Robert E. Chenevix

T. & O.W. Corporation

by Richard T. Wyatt  
 Richard T. Wyatt

STATE OF ALA. SHELLEY  
 I CERTIFY THIS  
 INSTRUMENT WAS FILED

88 MAY 31 PM 12:06

F. James A. Saunders, Jr.  
 JUDGE OF PROBATE

1. Deed Tax \$ 81.50  
 2. Mtg. Tax         
 3. Recording Fee 15.00  
 4. Indexing Fee 1.00  
 TOTAL 97.50