

QUITCLAIM DEED - Lawyers Title Insurance Corp. - Birmingham, Alabama

STATE OF ALABAMA,

COUNTY

SHELBY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of

ONE THOUSAND AND 00/100

in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the under-

signed GREG TATUM AND WIFE TRACY TATUM

hereby remises, releases, quit claims, grants, sells, and conveys to

KENNETH N. TATUM

(hereinafter called Grantee), all right, title, interest and claim in or to the fol-

lowing described real estate, situated in SHELBY County, Alabama, to-wit:

SEE LEGAL DESCRIPTION ATTACHED

Subject to Easements and Restriction of Record.  
Subject to taxes for 1996 and thereafter.

\$1000.00 of the above purchase price was paid from the proceeds of Kenneth N. Tatum.

Inst # 1996-07795

03/08/1996-07795  
12:32 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

TO HAVE AND TO HOLD to said GRANTEE, forever  
Given under our hands and seals, this 28th day of Febraury 1996

Witnesses:

*Greg Tatum* (SEAL)  
*Tracy Tatum* (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF Alabama

COUNTY OF Shelby

I, the undersigned authority, a Notary Public

in and for said County, in said State, hereby certify that

GREG TATUM AND WIFE, TRACY TATUM

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, have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of Febraury 19 96

*Jemel M. Hatcher*  
Notary Public  
MY COMMISSION EXPIRES FEB. 28, 1997

This instrument was prepared by

Name Jemel M. Hatcher

Address Post Office Box 216 Pelham, Alabama 35124

Inst # 1996-07795

3144 Dynamate Dr.  
Birmingham, AL 35216

LEGAL DESCRIPTION

State of Alabama  
Shelby County

A parcel of land in the Northwest 1/4 of the Northeast 1/4 of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama, described as follows:

Commence at the Southwest corner of said 1/4-1/4 Section;  
Thence run North along the West line of said 1/4-1/4 Section 120.00 feet;  
Thence turn right 89 deg. 59 min. 28 sec. and run East 81.51 feet to the Point of Beginning;  
Thence continue last described course 174.84 feet;  
Thence turn left 89 deg. 51 min. 53 sec. and run North 188.53 feet to the South side of a county maintained road; (right-of-way by prescription);  
Thence turn left 78 deg. 52 min. 28 sec. and run Northwesterly along said road 25.60 feet;  
Thence turn left 13 deg. 07 min. 31 sec. and run West along said road 150.00 feet;  
Thence turn left 80 deg. 00 min. 00 sec. and run South 38.03 feet;  
Thence turn right 90 deg. 00 min. 00 sec. and run West 44.25 feet;  
Thence turn left 48 deg. 57 min. 58 sec. and run Southwesterly 10.99 feet;  
Thence turn left 90 deg. 00 min. 00 sec. and run Southeasterly 10.21 feet;  
Thence turn left 43 deg. 02 min. 04 sec. and run East 44.29 feet;  
Thence turn right 90 deg. 00 min. 00 sec. and run South 123.71 feet to the Point of Beginning.

An easement, 10 feet wide, 5 feet on each side of the following described centerline, in the N.W.1/4 of the N.E.1/4 of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama; described as follows:

Commence at the Southwest corner of the N.W.1/4 of the N.E.1/4 of said Section 17,  
Thence run North along the West 1/4-1/4 line 120.00 feet,  
Thence turn right 89 deg. 59 min. 28 sec. and run East 81.51 feet,  
Thence turn left 89 deg. 51 min. 53 sec. and run North 123.71 feet,  
Thence turn left 90 deg. 00 min. 00 sec. and run West 43.00 feet,  
Thence turn right 90 deg. 00 min. 00 sec. and run North 7.00 feet to the point of beginning of said centerline;  
Thence turn right 90 deg. 00 min. 00 sec. and run East 163.00 feet,  
Thence turn right 90 deg. 00 min. 00 sec. and run South 20.00 feet to the end of said centerline.

Inst # 1996-07795

03/08/1996-07795  
12:32 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 12.00