

AFFIDAVIT OF
ADVERSE POSSESSION AND OWNERSHIP BY PRESCRIPTION

STATE OF ALABAMA
COUNTY OF SHELBY

My name is Virginia Minor. I am the last deed holder of record of the property more fully described in exhibit "A", which is hereby attached to and made a part of this affidavit. I am over the age of nineteen years, of sound mind and have personal knowledge of the facts set forth herein.

On October 31, 1975 the land described in Exhibit "A" was conveyed to my husband, ^{ALVIN V HAA} Melvin Minor and myself, his wife, by Warranty Deed Jointly with Right of Survivorship, from the Grantors, W. A. Clackler and wife, Lula Mae Clackler. This deed was recorded in the Probate Office of Shelby County, Alabama, in Deed Book 323, Page 456.

My husband and/or I owned and possessed this parcel of real estate continuously from the 31st of October, 1975 to the present date. My husband died on the 6 day of December, 1995. V H M.

My husband and I assessed and paid taxes on the property described in Exhibit "A" for over ten years, the Tax I.D. number being 58-15-7-35-0-000-013. The assessment being in the Tax Assessors Office of Shelby County, Alabama. The current tax assessment on this parcel is exempt because of my age.

My husband and I claimed exclusive ownership of the property described in Exhibit "A", by virtue of the Warranty Deed to us from W. A. Clackler and wife, Lula Mae Clackler.

Our ownership of this property was openly exercised by my husband and myself. It was notorious and well known in the County and the area around the property set forth in Exhibit "A" that we claimed exclusive and sole ownership.

I consider my ownership of the subject property to be hostile to any party or parties who may claim ownership to the same.

Dated this the 7 day of October, 1997.

Virginia Minor
Virginia Minor

STATE OF ALABAMA
COUNTY OF SHELBY

Before me the undersigned authority appeared Virginia Minor, who being duly sworn attests that the facts as set out in the above affidavit are true and correct.

Dated this the 7 day of OCTOBER, 1997.

[Signature]
Notary Public

my commission Expires
4-12-99

Inst • 1997-34092

10/21/1997-34092
08:40 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
802 MCD 11.00

Inst • 1997-34092

Clackler Title

EXHIBIT-A

THE FOLLOWING DESCRIBED PROPERTY SITUATED IN THE NW 1/4 OF THE SE 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 1 WEST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NW CORNER OF SAID 1/4-1/4 AND RUN NORTH 89 DEG. 12 MIN. 54 SEC. EAST ALONG THE NORTH LINE OF SAID 1/4-1/4 216.07 FEET; THENCE, RUN SOUTH 0 DEG. 02 MIN. 40 SEC. EAST 195.76 FEET TO THE SOUTHERLY RIGHT OF WAY OF SHELBY COUNTY ROAD NO. 446 AND THE POINT OF BEGINNING; THENCE, CONTINUE SOUTH 0 DEG. 02 MIN. 40 SEC. EAST 204.24 FEET; THENCE, RUN SOUTH 89 DEG. 12 MIN. 57 SEC. WEST 216.07 FEET TO THE WEST LINE OF SAID 1/4-1/4; THENCE, RUN NORTH 0 DEG. 02 MIN. 41 SEC. WEST ALONG SAID WEST LINE 99.97 FEET TO THE SOUTHERLY RIGHT OF WAY OF SAID SHELBY COUNTY ROAD NO. 446, SAID RIGHT OF WAY BEING ON A CURVE TO THE RIGHT HAVING A RADIUS OF 123.07 FEET AND A DELTA OF 27 DEG. 58 MIN. 02 SEC.; THENCE, TURN RIGHT AND RUN ALONG SAID CURVE 60.07 FEET TO THE PT OF SAID CURVE; THENCE, RUN NORTH 66 DEG. 07 MIN. 20 SEC. EAST ALONG SAID RIGHT OF WAY 94.12 FEET TO THE PC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 172.46 FEET AND A DELTA OF 24 DEG. 21 MIN. 25 SEC.; THENCE, RUN ALONG SAID CURVE 73.31 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

Inst # 1997-34092

10/21/1997-34092
08:40 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DDE MCB 11.00