

This instrument was prepared by:  
Richard W. Theibert  
Najjar Denaburg, P.C.  
2125 Morris Avenue  
Birmingham, Alabama 35203

Send Tax Notice to:  
Nicholas J. Graffeo, III  
908 Haviland Drive  
Birmingham, Al 35216

1998-47921

**QUITCLAIM DEED**

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Charles H. Raines as Trustee of the Carl H. Raines Granddaughter's Trust hereby remises, releases, quitclaims, grants, sells, and conveys to Nicholas J. Graffeo III and Patti R. Graffeo (hereinafter called the Grantee), all its right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

See Attached Exhibit "A" for legal description

TO HAVE AND TO HOLD to said Grantee forever.

This deed was prepared without the benefit of a title search.

Given under its hand and seal, this 30TH day of NOVEMBER 1998.

Witnesses:

Lida D. Killian  
James G. Raines

Charles H. Raines (SEAL)  
Charles H. Raines, as Trustee of the  
Carl H. Raines Granddaughter's Trust

STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles H. Raines, as Trustee of the Carl H. Raines Granddaughter's Trust whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30TH day of November 1998  
1998.

Lida D. Killian  
Notary Public  
My commission expires:

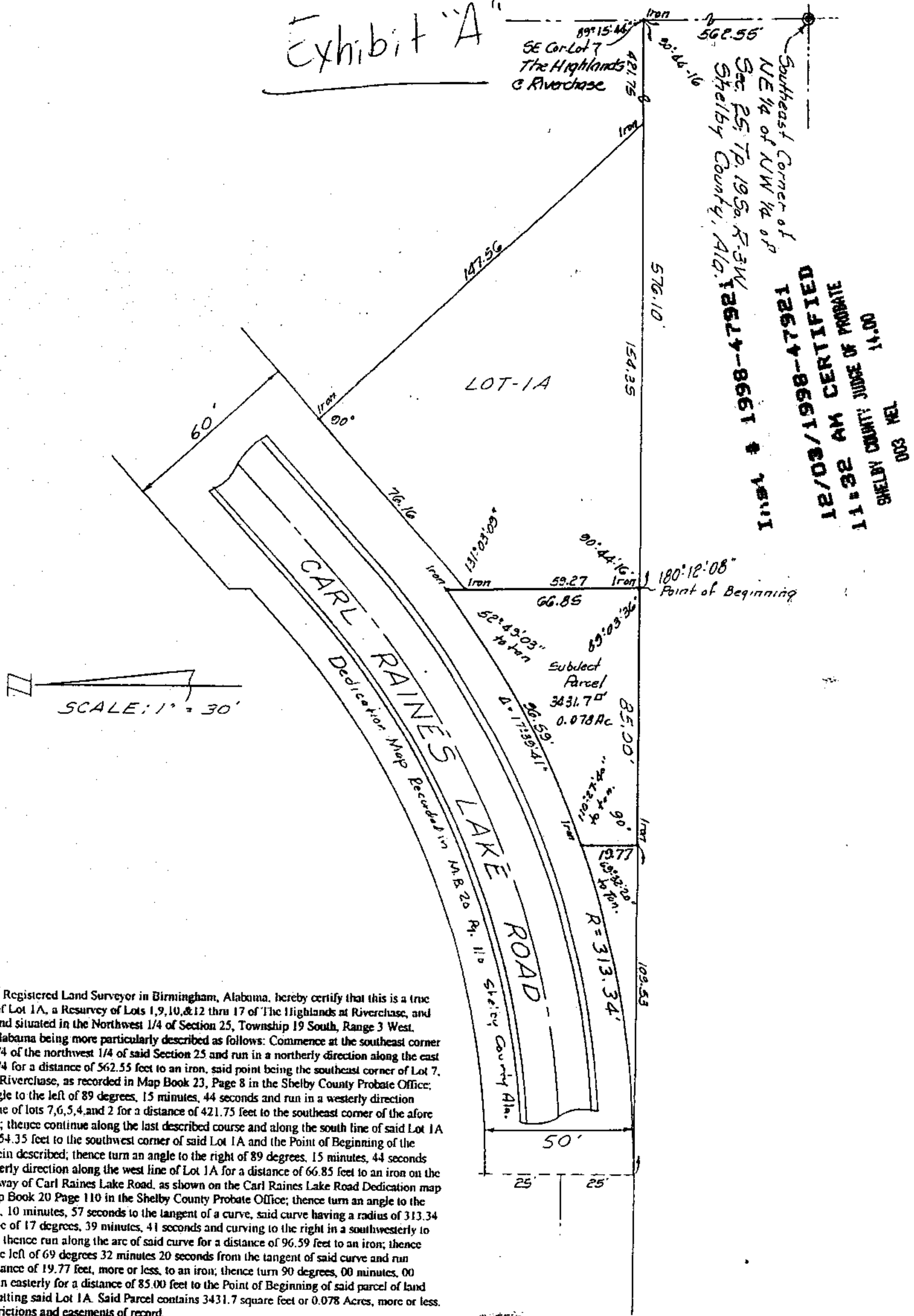
Notary Public, Alabama State of Large  
My Commission Expires November 26, 2001

12/03/1998-47921  
11:32 AM CERTIFIED  
SHELBY COUNTY JUDGE IF PROMPT  
000 REL 14.00

## Exhibit "A"

a parcel of land situated in the Northwest 1/4 of Section 25, Township 19 South, Range 3 West, Shelby County, Alabama being more particularly described as follows: Commence at the southeast corner of the northeast 1/4 of the northwest 1/4 of said Section 25 and run in a northerly direction along the east line of said 1/4 - 1/4 for a distance of 562.55 feet to an iron, said point being the southeast corner of Lot 7, The Highlands at Riverchase, as recorded in Map Book 23, Page 8 in the Shelby County Probate Office; thence turn an angle to the left of 89 degrees, 15 minutes, 44 seconds and run in a westerly direction along the south line of lots 7, 6, 5, 4, and 2 for a distance of 421.75 feet to the southeast corner of the aforementioned Lot 1A; thence continue along the last described course and along the south line of said Lot 1A for a distance of 154.35 feet to the southwest corner of said Lot 1A and the Point of Beginning of the Parcel of land herein described; thence turn an angle to the right of 89 degrees, 15 minutes, 44 seconds and run in a northerly direction along the west line of Lot 1A for a distance of 66.85 feet to an iron on the southeast right of way of Carl Raines Lake Road, as shown on the Carl Raines Lake Road Dedication map as recorded in Map Book 20 Page 110 in the Shelby County Probate Office; thence turn an angle to the left of 127 degrees, 10 minutes, 57 seconds to the tangent of a curve, said curve having a radius of 313.34 feet, a central angle of 17 degrees, 39 minutes, 41 seconds and curving to the right in a southwesterly to westerly direction; thence run along the arc of said curve for a distance of 96.59 feet to an iron; thence turn an angle to the left of 69 degrees 32 minutes 20 seconds from the tangent of said curve and run southerly for a distance of 19.77 feet, more or less, to an iron; thence turn 90 degrees, 00 minutes, 00 seconds left and run easterly for a distance of 85.00 feet to the Point of Beginning of said parcel of land adjacent to and abutting said Lot 1A. Said Parcel contains 3431.7 square feet or 0.078 Acres, more or less. Subject to any restrictions and easements of record.

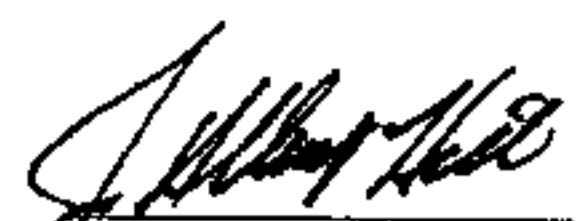
Exhibit "A"



Southeast Corner of  
 NE 1/4 of NW 1/4 of  
 Sec. 25, T. 19 S., R. 3 W.  
 Shelby County, Ala. T26L4-8661 & 18111  
 12/03/1998-47921  
 11:32 AM CERTIFIED  
 SHELBY COUNTY JUDGE OF PROBATE  
 DWS MEL

I, J. Albert Hill, a Registered Land Surveyor in Birmingham, Alabama, hereby certify that this is a true and correct map of Lot 1A, a Resurvey of Lots 1, 9, 10, & 12 thru 17 of The Highlands at Riverchase, and also a parcel of land situated in the Northwest 1/4 of Section 25, Township 19 South, Range 3 West, Shelby County, Alabama being more particularly described as follows: Commence at the southeast corner of the northeast 1/4 of the northwest 1/4 of said Section 25 and run in a northerly direction along the east line of said 1/4 - 1/4 for a distance of 562.55 feet to an iron, said point being the southeast corner of Lot 7, The Highlands at Riverchase, as recorded in Map Book 23, Page 8 in the Shelby County Probate Office; thence turn an angle to the left of 89 degrees, 15 minutes, 44 seconds and run in a westerly direction along the south line of lots 7, 6, 5, 4, and 2 for a distance of 421.75 feet to the southeast corner of the aforementioned Lot 1A; thence continue along the last described course and along the south line of said Lot 1A for a distance of 154.35 feet to the southwest corner of said Lot 1A and the Point of Beginning of the Parcel of land herein described; thence turn an angle to the right of 89 degrees, 15 minutes, 44 seconds and run in a northerly direction along the west line of Lot 1A for a distance of 66.85 feet to an iron on the southeast right of way of Carl Raines Lake Road, as shown on the Carl Raines Lake Road Dedication map as recorded in Map Book 20 Page 110 in the Shelby County Probate Office; thence turn an angle to the left of 127 degrees, 10 minutes, 57 seconds to the tangent of a curve, said curve having a radius of 313.34 feet, a central angle of 17 degrees, 39 minutes, 41 seconds and curving to the right in a southwesterly to westerly direction; thence run along the arc of said curve for a distance of 96.59 feet to an iron; thence turn an angle to the left of 69 degrees 32 minutes 20 seconds from the tangent of said curve and run southerly for a distance of 19.77 feet, more or less, to an iron; thence turn 90 degrees, 00 minutes, 00 seconds left and run easterly for a distance of 85.00 feet to the Point of Beginning of said parcel of land adjacent to and abutting said Lot 1A. Said Parcel contains 3431.7 square feet or 0.078 Acres, more or less. Subject to any restrictions and easements of record.

This 29<sup>TH</sup> day of OCTOBER 1998  
 Purchaser: GRAFFED  
 HILL SURVEYING COMPANY  
 2301-A 2nd Avenue North  
 Birmingham, Alabama 35203  
 (205) 326-3388

  
 J. Albert Hill  
 Alabama Reg. No. 9682  
 Invoice No. 791-B

