

This instrument was prepared by:  
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P. O. Box 587  
Columbiana, AL 35051

## WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

Inst # 2001-00026

01/03/2001-00026  
09:49 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

002 C31 \$5.00

### KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twelve Thousand Five Hundred and no/100 Dollars (\$12,500.00) to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Carolyn Bell Arrington**, a single woman (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **City of Helena, Alabama**, a municipal corporation (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at a rock corner at the N.E. corner of A.M.E. Methodist Church Lot in Helena, Alabama, and run north along the west side of Helena and Acton dirt road Eighty feet to a certain Post Oak Tree at the Southeast corner of the Bunion Cobb Estate lot, thence run West along the South side of said lot One Hundred and Seventy feet, more or less to the West side of land line of J. D. Ruffins Coal land, to-wit: the NW  $\frac{1}{4}$  of NW  $\frac{1}{4}$  Sec. 15, Tn. 20, Range 3 West, thence run South along said land line Eighty feet (80), thence run East One Hundred and Seventy-five feet, more or less to point of beginning, lying and being in the NE  $\frac{1}{4}$  of NW  $\frac{1}{4}$  of Section 15, Township 20, Range 3 West.

The above described property is otherwise and more particularly described by a recent survey as, to-wit:

A parcel of land located in the NE  $\frac{1}{4}$  - NW  $\frac{1}{4}$  of Section 15, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southwest corner of the NE  $\frac{1}{4}$  - NW  $\frac{1}{4}$  of said Section 15; thence North 01 degrees 38 minutes 49 seconds West, along the west line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section, a distance of 231.37' to the POINT OF BEGINNING; thence continue along last described course, a distance of 80.00'; thence South 73 degrees 04 minutes 36 seconds East, a distance of 266.51' to a point, said point lying on the westerly Right of Way line of Old Helena-Acton Road (20' ROW), said point also lying on a non tangent curve to the left, having a radius of 85.00' and subtended by a chord which bears S 19 degrees 06 minutes 34 seconds E, a chord distance of 32.04'; thence along the arc of said curve and said ROW line, a distance of 32.23' to the end of aforesaid curve and the beginning of a non tangent curve to the left, having a radius of 670.15' and subtended by a chord which bears S 07 degrees 34 minutes 10 seconds W, a chord distance of 50.60'; thence along the arc of said curve and the westerly ROW line of State Highway # 261 (80' ROW), a distance of 50.61'; thence leaving said ROW line, North 73 degrees 04 minutes 36 seconds West, a distance of 268.10' to the POINT OF BEGINNING.

Containing 0.47 acres, more or less.

The above described property constitutes no part of the homestead of Grantor.

**TO HAVE AND TO HOLD** to the said Grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s), this 22  
day of December, 2000.

 (SEAL)  
Carolyn Bell Arrington

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Carolyn Bell Arrington**, a single woman, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of December, 2000.

  
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: July 18, 2002  
BONDED UNDER NOTARY PUBLIC UNDERWRITING

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DGE CJ1 15.00