

This Instrument Prepared by:

Evans PLLC
19 Inverness Center Parkway, Ste 150
Birmingham, Alabama 35242

THE STATE OF ALABAMA

§

FILE # 4786T-22

COUNTY OF SHELBY

§

AFFIDAVIT TO CLEAR TITLE

Before me, the undersigned Notary Public, personally appeared Gregory B. Metcalf, whose name as Sole Member of **G & S PROPERTIES, LLC**, an Alabama limited liability company (the "Current Owner") and the sole member of **G & S DEVELOPMENT, LLC**, an Alabama limited liability company ("Development") (Gregory B. Metcalf, Current Owner and Development, hereinafter, each, individually and collectively, the "Affiant") who, after first being duly sworn, deposes and says the following:

The Cross Default/Cross Collateralization Agreement dated 12/5/12, by and between G & S Development, LLC, G & S Properties, LLC and Gregory B. Metcalf and Aliant Bank, a division of USAmeribank, filed for record 2/21/13, recorded in Instrument 20130221000074360, in the Probate Office of Shelby County, Alabama is no longer in existence, and all indebtedness, obligations, and liens secured by said agreement or otherwise owed thereunder have been satisfied in full and no longer affects the subject as described by the legal description attached hereto as Exhibit A.


Affiant states and affirms that all debts, obligations and liens on any other property that is cross-defaulted or cross-collateralized pursuant to the above instrument have been satisfied in full and such agreement has been terminated.

Affiant makes this Affidavit for the benefit of clearing title to the real property described on the attached Exhibit A and Affiant is familiar with the nature of an oath; and with the penalties as provided by Alabama law for falsely swearing to statements made in an instrument of this nature.

IN WITNESS WHEREOF, Affiant has caused this Affidavit to Clear Title to be executed as of the date first set forth above.

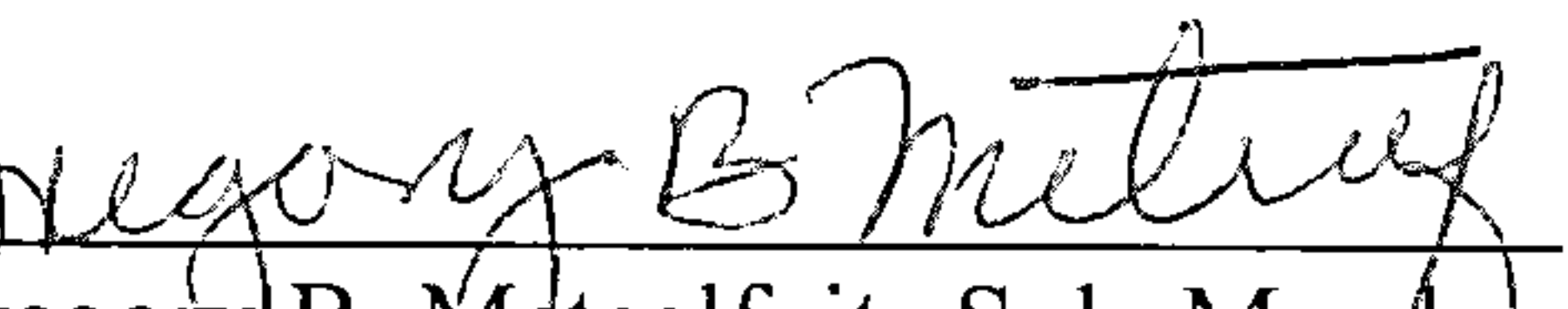
AFFIANT:

G & S PROPERTIES, LLC,
an Alabama limited liability company



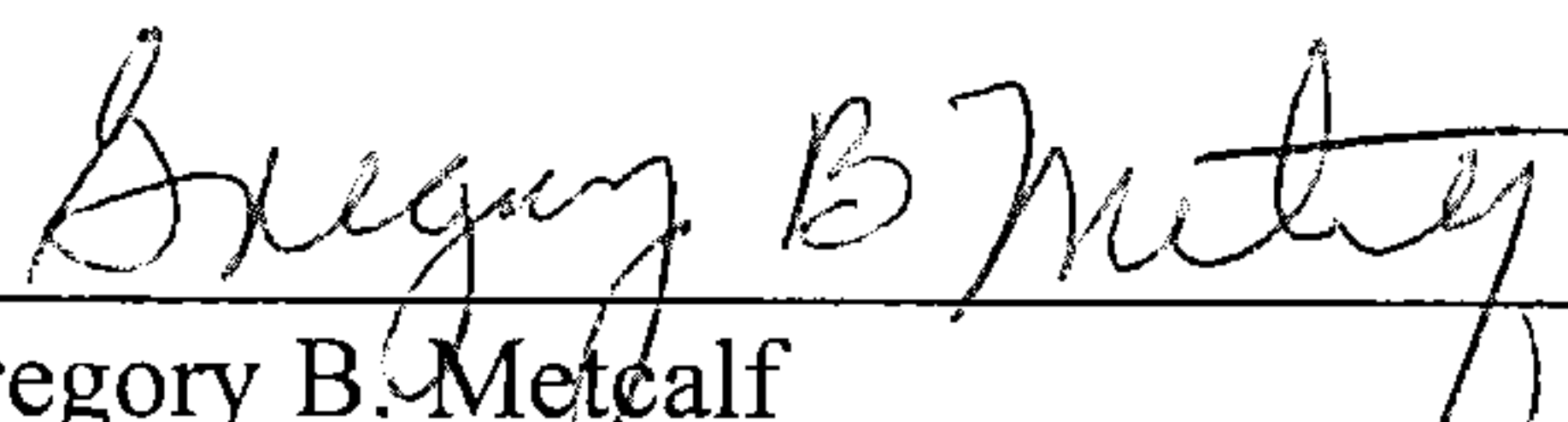
Gregory B. Metcalf, its Sole Member

G & S DEVELOPMENT, LLC,
an Alabama limited liability company



Gregory B. Metcalf, its Sole Member

GREGORY B. METCALF,
an individual



Gregory B. Metcalf

STATE OF ALABAMA §
COUNTY OF SHELBY §

I, the undersigned, a notary public in and for said County in said State, hereby certify that **GREGORY B. METCALF**, whose name as Sole Member of **G & S PROPERTIES, LLC**, an Alabama limited liability company, as Sole Member of **G & S DEVELOPMENT, LLC**, an Alabama limited liability company, and as an individual, signed the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, as an individual, and as such Sole Member and with full authority, executed the same voluntarily and knowingly in all such capacities.

Given under my hand and official seal, this the 29th day of December 2022.

Notary Public

My Commission Expires: _____

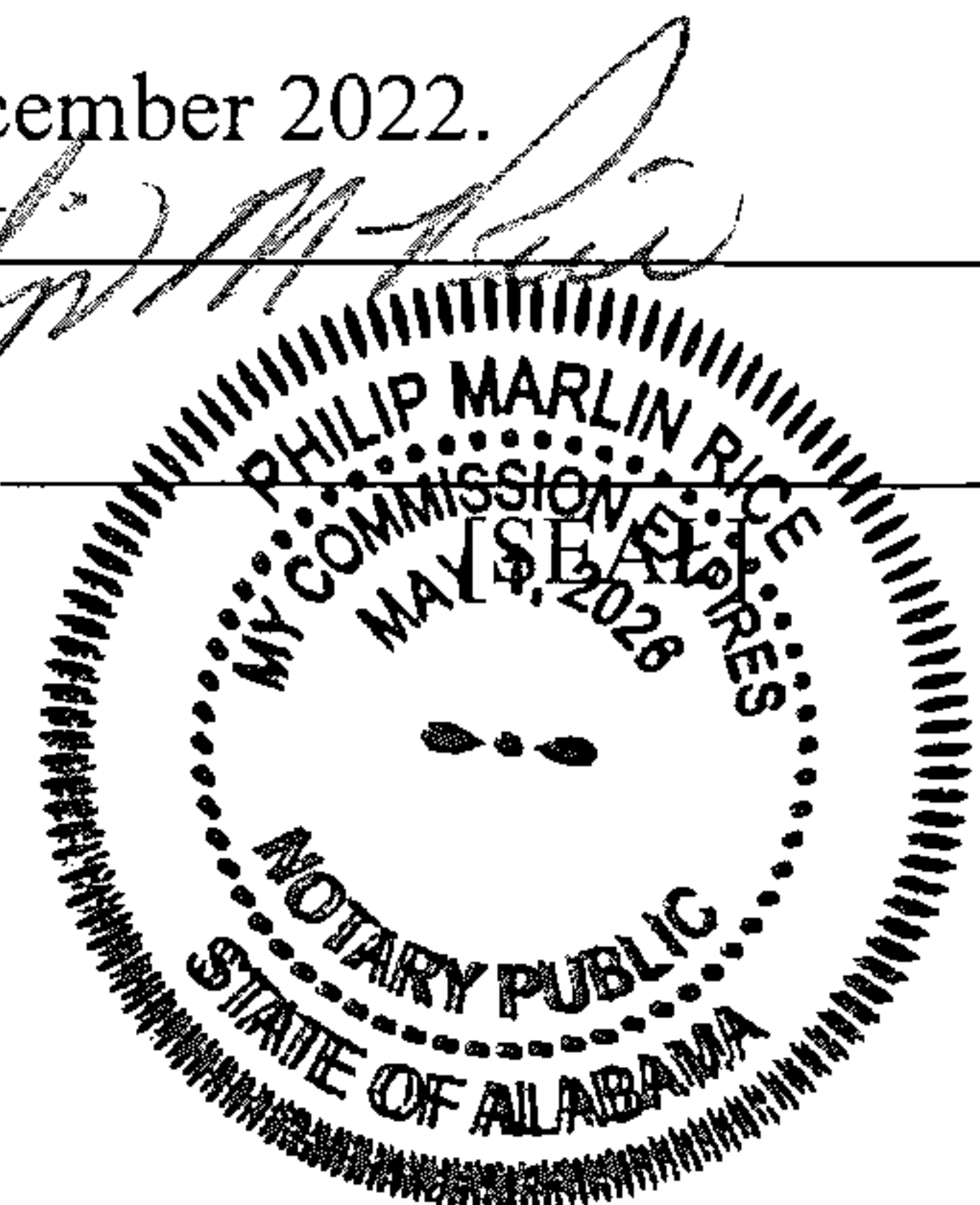


EXHIBIT A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE FOLLOWING COUNTY/COUNTIES SHELBY IN THE STATE OF ALABAMA, AND IS DESCRIBED AS FOLLOWS:

PARCEL I

Part of the Northwest 1/4 of the Northeast 1/4 of Section 30, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

From the Northeast corner of said Section 30, run in a Westerly direction along the North line of said Section for a distance of 1,971.25 feet to a point of intersection with the Southeast right of way line of Shelby County Highway #11; thence turn an angle to the right of 180° and run in an Easterly direction for a distance of 558.33 feet; thence turn an angle to the right of 89°28'29" and run in a Southerly direction for a distance of 67.43 feet to the Point of Beginning; thence continue last mentioned course for a distance of 342.70 feet; thence turn an angle to the right of 71°31'55" and run in a Southwesterly direction for a distance for of 117.00 feet to a point of curve, said curve being concave in a Northerly direction and having a central angle of 56°11' and a radius of 251.02 feet; thence turn an angle to the right and run along the arc of said curve for a distance of 246.15 feet to the point of ending of said curve; thence run in a Northwesterly direction along a line tangent to end of said curve for a distance of 59.00 feet; thence turn an angle to the right of 68°21'37" and run in a Northeasterly direction for a distance of 319.35 feet; thence turn an angle to the right of 74°26'23" and run in an Easterly direction for a distance of 302.25 feet to the Point of Beginning; being situated in Shelby County, Alabama.

PARCEL II

A parcel of land situated in the Northwest 1/4 of the Northeast 1/4 of Section 30, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Begin at the Northeast corner of the NW 1/4 of the NE 1/4 of said Section 30; thence South 00°28'21" West for a distance of 326.30 feet; thence North 89°37'24" West for a distance of 45.30 feet; thence North 00°12'30" West for a distance of 326.31 feet; thence South 89°32'54" East for a distance of 47.55 feet to the Point of Beginning; being situated in Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/04/2023 08:33:08 AM
\$28.00 BRITTANI
20230104000002410

Allen S. Bevil