

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MENBY THESE PRESENTS, that we, J.T. Doster and wife MaryDoster, who are hereinafter called parties of the first part, for and in consideration of the sum of One (\$1) Dollar to each of them in hand paid by Montevallo Cotton Mills., Inc. a corporation the receipt whereof is hereby acknowledged and for other valuable considerations to us moving from the said Montevallo Cotton Mills, Inc. upon delivery of this deed, to our satisfaction, have granted, bargained and sold, and do hereby grant, bargain, sell and convey unto the said Montevallo Cotton Mills Inc. (hereinafter called party of the second part), the following described real estate, lying and being in and adjacent to the Town of Montevallo, County of Shelby and State of Alabama, to-wit:

Beginning for description at the center of Fractional Section three (3), Township Twenty Four (24) north, Range twelve (12) east; runs thence north 3 deg. west 899.3 feet more or less, to an iron stake in the north boundary line of the State Highway; thence south 85 deg. 50' east, along and with the north boundary line of the said State Highway 1324.7 feet to an iron stake; thence north 3 deg. 06' west, 1086.15 feet, more or less to the center of the Southern Railway right of way; thence south 64 deg. 34' west, along and with the center line of said Southern Railway Right of way, 1941.4 feet to a stake; thence north 19 deg. 21' west, 305.1 feet to an old iron on the southerly bank of Shoal Creek; thence southwestwardly and along with the southerly bank of Shoal Creek, 198 feet, more or less, to an old iron stake; thence south 19 deg. 21' east, 198.8 feet to the center line of the Southern Railway right of way; thence along and with the center line of said right of way, north 72 deg. 02' east, 81.25 feet to a stake; thence south 19 deg. 21' east, 155 feet, more or less, to the center line of the State Highway; thence westwardly and along and with the center line of said highway, 190 feet, more or less to a stake which is north 17 deg. 58' west, of the northeast corner of the Wilson one (1) acre lot; thence south 17 deg. 58' east, 25 feet more or less, to an iron stake at the northeast corner of said Wilson lot; thence south 17 deg. 58' east, along and with the east line of said Wilson lot, 182 feet, more or less to an iron stake at the southeast corner of said Wilson lot; thence south 72 deg. 02' west, along and with the south line of said Wilson lot 208.9 feet to iron stake at its southwest corner; thence south 72 deg. 02' west 180 feet, more or less, to the east line of the P. D. Pendleton property; thence south 17 deg. 58' east, 1310 feet to an iron stake; thence north 44 deg. 8' east 961.5 feet to the point of beginning. Containing 56 acres more or less.

But excepting from this conveyance the rights and easements of the public, if any, in, to, on, over and along any street or streets that may have been dedicated or donated and which may be still existent, that may be included in the above described tract of land; also excepting the rights and easements of the public in, on, to, over and along the said State Highway and any part of the public road known as and called "The Spring Creek Road", which extends thro said tract of land; also excepting the rights and easements of the Southern Railway Company in, to, on, over and along a strip of land extending thro said tract 100 feet in width, that is to say, 50 feet on either side of the center line of the Main tract of said Southern Railway; also excepting any and all rights or easements, if any such there be, which the Southern Railway may have in and to the above described tract of land for side tract purposes or spur tract purposes and uses.

The Mineral rights in the above described property is not warranted if any such rights there be, but the purpose of this conveyance is to convey any and all rights ^{mineral}

said parties of the first part may have in said land.

TO HAVE AND TO HOLD, the aforegranted premises, unto said party of the second part, its successors and assigns, forever.

AND said parties of the first part hereby covenant with said party of the second part, its successors and assigns that, except as hereinbefore excepted and provided, they are lawfully seized of the aforegranted premises; that they are free from all incumbrances, except as hereinbefore indicated; that they have a good right to sell and convey the same as they do hereby and that, except as hereinbefore limited, they will and their heirs, executors and administrators shall warrant and defend the title to the same to said party of the second part, its successors and assigns, against the lawful claims or demands of any and all persons whomsoever.

IN TESTIMONY WHEREOF, said parties of the first part have hereunto set their hands and seals, on this the 30 day of July, 1929.

J.T. Doster (Seal)
Mary Doster (Seal)

STATE OF NORTH CAROLINA)
COUNTY OF BUNCOMBE)

I R.E.Finch, a Notary Public in and for said County and State do hereby certify that J. T. Doster and wife Mary Doster 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 they executed the same voluntarily on the day the same bears date.

Given under my hand this the 30 day of July, 1929.

R.E.Finch
Notary Public, Buncombe Co. N.C.

My commission expires
10/9/29

STATE OF NORTH CAROLINA)
COUNTY OF BUNCOMBE)

I, R. E. Finch, a Notary Public in and for said County and State do hereby certify that on this the 30 day of July, 1929 came before me the within named Mary Doster known to me to be the wife of the within named J.T. Doster, who, being examined separate and apart from the husband touching her signature to the within deed, acknowledged that she signed the same of her own free will and accord and without fear, constraints or threats on the part of the husband.

Given under my hand this the 30 day of July, 1929.

R.E.Finch
Notary Public Buncombe County N.C.

My commission expires 10/9/29

THE STATE OF ALABAMA)
SHELBY COUNTY)

I, Cage Head Judge of Probate hereby certify that the within deed was filed in this office for record Aug. 27th 1929 at 9 oclock A.M. and recorded in Deed record 88 page 506 and examined.

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
\$ 2.50 Privilege Tax
has been paid on the within
instrument as required by
law.
CAGE HEAD,
JUDGE OF PROBATE
Cage Head--Judge of Probate