THE STATE OF ALABAMA,

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That we, A. B. Baxley and wife, Jewel Baxley,

for and in consideration of Fifteen hundred dollars to us paid in hand by the Town of Calera, Alabama, a municipal corporation, the receipt whereof is hereby acknowledged, do grant, bargain, sell and convey unto the said Town of Calera, Alabama, a municipal corporation, the following described property, to-wit:

Begin at the south west corner of the north west quarter of the north west quarter of Section 24, Township 22, Range 2 West, and run thence north 1206 feet to the point of beginning, thence east 264 feet, thence north 10 degrees east 165 feet, thence west 264 feet, thence south 10 degrees west 165 feet to the point of beginning, containing one acre more or less, and being situated in the north west quarter of the north west quarter of Section 24, and the south west quarter of the south west quarter of Section 13; all in Township 22, Range 2 West, Shelby County, Alabama, and upon which acre of land herein conveyed is situated and located what is known as "Baxley Springs."

Also, a right of way over said north west quarter of north west quarter of Section 24, Township 22, Range 2 West, and the north half of the north east quarter of Section 23, Township 22, Range 2 West, hereinafter more particularly described, for the laying, construction and maintenance of a water pipe line and which said right of way is described as follows:

Begin at the south west corner of the north east quarter of the north east quarter of Section 23, Township 22, Range 2 West, Shelby County, Alabama, thence south 88 degrees west 450 feet, along the south line of the north west quarter of the north east quarter of said section 23, to a point of beginning and from said point of beginning said right of way hereinafter conveyed shall be five feet in width on either side of a center line, more particularly specified as follows: From said point of beginning run north 56 degrees east 220 feet to the west boundary line of said north east quarter of north east quarter of said Section 23, thence north 53 degrees east 2030 feet into Baxley Springs.

Also, a right of way for the erection and construction of a power line in connection with the waterworks project to be erected at said Baxley Springs, which power line or right of way shall be twenty five feet wide on either sideof a center line described as follows: Commence at the north west corner of the one acre lot hereinbefore in this deed described and conveyed, and run thence north 10 degrees east 495 feet.

As to said pipe line right of way, it is understood and agreed that the grantee herein, its successors and assigns shall have the right over and along the same, of ingress to and egress from, said lines and the right to do and maintain thereon and thereunder necessary equipment, structures or other devices necessary-&incident to the purposes for which the same are conveyed; provided, however, that grantors herein shall in like manner have the right to go over, across and along the said right of way and the right of ingress and egress to and from all portions of the farm from which said right of way is carved, and the right to use said right of way in any reasonable manner which does not interfere with the uses and purposes for which the same is conveyed by this instrument.

Said Town of Calera, Alabama, is contemplating the erection of a waterworks system for said municipality with the source of water supply to be from said Baxley Springs, above referred to, and the pipe line right of way herein conveyed is to be used in connection with said Project and for the purposes indicated hereinabove, and for and in consideration of the benefit to our property by reason of the construction and maintenance of said waterworks system, we hereby release said municipality, its agents, employees, and officers from all consequential damages, present and prospective, to our property, arising out of the construction, improvement, maintenance or repair of said waterworks system, and said pipe line and that said waterworks system and that part thereof to be located upon the lands and easements herein conveyed are a benefit to our property, is hereby admitted and acknowledged, said property being the farm upon which said Baxley Springs is located and over portionsof which said pipe line extends.

TO HAVE AND TO HOLD to and by said Town of Calera, Alabama, its successors on

We do for ourselves and our heirs, executors and administrators covenant with the said Town of Talera, its heirs and assigns that we are lawfully seized in fee simple of said premises, that we have a good right to sell and convey the same, and that we will and our heirs, executors and administrators shall warrant and defend the same to said Town of Calera, its successors and assigns forever against the lawful claims of all persons.

Given under our hands and seals this the 6th day of December, 1934.

A. B. Baxley, L.S. Jewell Baxley L.S.

THE STATE OF ALABAMA, SHEHBY COUNTY

I, L H Filis, a Notary Public in and for said Countylin said State, do hereby certify that A.B.Baxley and Jewell Baxley, 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 11th day of December, 1934.

L. H. Filis, Notary Public.

THE STATE OF ALABAMA, SHELBY COUNTY)

I, L.H. Fllis, a Notary Public in and for said County, in said State, do hereby certify that on the 11th day of December, 1934, came before me the within named Jewell Baxley, known to me to be the wife of the within named A.B.Baxley, 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 dear, constraint or threats on the part of the husband. In witness whereof, I hereunto set my hand this the 11th day of December, 1934.

L H Fllis, Notary Public.

Filed for record in this office Feb 2nd 1935 at 9 AM and duly recorded in deed record 98, page 166 and examined.

L C Walker, Judge of Probate

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