

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ONE DOLLAR to the undersigned grantor, City of Columbiana, Alabama, a municipal corporation, in hand paid by The Columbiana Industrial Development Board, a corporation, the receipt whereof is acknowledged, the City of Columbiana, Alabama, does grant, bargain, sell and convey unto The Columbiana Industrial Development Board, a corporation, the following described real estate, situated in Shelby County, Alabama, to-wit:

PARCEL I

Commence at the northwest corner of Section 26, Township 21 South, Range 1 West and run south 1 deg. 44 min. East along the west boundary line of said section a distance of 849.41 feet to a point lying north 1 deg. 44 min. West and 338.28 feet from the point of intersection of the said section line and the northwest 50' right of way line of Southern Railway; thence turn an angle of 124 deg. 09 min. to the left and run north 54 deg. 07 min. east a distance of 825.60 feet to the point of beginning of the parcel of land herein described; thence continue north 54 deg. 07 min. East a distance of 460.73 feet to a point; thence turn an angle of 55 deg. 34 min. to the left and run north 1 deg. 27 min. west a distance of 366.1 feet to a point; thence turn an angle of 90 deg. 00 min. to the right and run north 88 deg. 33 min. East a distance of 105.0 feet to a point; thence turn an angle of 90 deg. 00 min. to the left and run north 1 deg. 27 min. West a distance of 210.0 feet to a point; thence turn an angle of 70 deg. 10 min. to the left and run north 71 deg. 37 min. West a distance of 152.83 feet to a point; thence turn an angle of 70 deg. 10 min. to the right and run north 1 deg. 27 min. west a distance of 269.28 feet to a point; thence turn an angle of 69 deg. 02 min. to the left and run north 70 deg. 29 min. west a distance of 283.76 feet to a point; thence turn an angle of 20 deg. 58 min. to the left and run south 88 deg. 33 min. west a distance of 76.27 feet to a point; thence turn an angle of 90 deg. 00 min. to the left and run south 1 deg. 27 min. East a distance of 1259.29 feet to the point of beginning.

Said parcel of land is situated in the NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 26, Township 21 South, Range 1 West and in the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 23, Township 21 South, Range 1 West, and contains 9.75 acres.

PARCEL II

Also an easement of 50' in width to provide for an access road to the parcel of land herein described in Parcel I, and being more particularly described as follows:

Commence at the northwest corner of Section 26, Township 21 South, Range 1 West and run south 1 deg. 44 min. East along the west boundary of said section a distance of 849.41 feet to a point; thence turn an angle of 124 deg. 26 min. to the left and run north 54 deg. 07 min. East a distance of 825.60 feet to the point of beginning; thence continue north 54 deg. 07 min. East a distance of 60.62 feet to a point; thence turn an angle of 124 deg. 09 min. to the right and run south 1 deg. 27 min. East a distance of 338.28 feet to the northwest right of way line of Southern Railway; thence turn an angle of 55 deg. 34 min. to the right and run south 54 deg. 07 min. West along said right of way line a distance of 60.62 feet to a point; thence turn an angle of 124 deg. 26 min. to the right and run 1 deg. 27 min. west a distance of 338.28 feet to the point of beginning, Excepting that part now being used as a public road. Said easement is lying in the NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 26, Township 21 South, Range 1 West and contains 0.39 acres.

It is understood and agreed that the above easement designated as Parcel II shall revert to the City of Columbiana when the proposed highway is constructed adjacent to and along the southerly line of Parcel I described above.

TO HAVE AND TO HOLD to the said GRANTEE, its successors and assigns forever.

And it does for itself and for its successors and assigns covenant with said GRANTEE, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, by its Mayor, James D. Haynes who is authorized to execute this conveyance, has hereto set its signature and seal, this the 11th day of July, 1964.

CITY OF COLUMBIANA, ALABAMA
a municipal corporation

By

Mayor

Attest

Clerk

(SEAL)

State of Alabama

Shelby County

I, Martha B. Joiner, a Notary Public in and for said County in said State, hereby certify that James D. Haynes, whose name as Mayor of the City of Columbiana, Alabama, a municipal corporation, 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, in his official capacity and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 11th day of July, 1964.

Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8-13 1964
RECORDED & DEED TAX
PD. ON THIS INSTRUMENT.

Conrad M. Joiner
JUDGE OF PROBATE