

7528
STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One Dollar (\$1) and other valuable considerations to The Water Works Board of the City of Birmingham, a public corporation, in hand paid by Champion Development Company, Inc., a corporation, the receipt whereof is hereby acknowledged, the undersigned does hereby remise, release, quitclaim and convey to the said Champion Development Company, Inc. all right, title and interest of the undersigned in and to the following described property in Shelby County, Alabama, to-wit:

A parcel of land located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 3, Township 19 South, Range 2 West, more particularly described as follows: Comence at the northwest corner of said quarter-quarter section; thence in an easterly direction along the north line of said quarter-quarter section, a distance of 417.20 feet to the intersection with the southwesterly line of Lakeland Trail; thence 31° 26' right, in a southeasterly direction along said street line of Lakeland Trail, a distance of 83.45 feet to the point of beginning; thence 73° 30' right, in a southwesterly direction a distance of 570 feet to a point on the northerly edge of Cahaba River; thence in an easterly direction along said Cahaba River, a distance of 100 feet; more or less, to the Southwest corner of Lot 39-A of a resurvey of lots 39 and 40, River Estates, as recorded in map book 4, page 66 in the Office of the Judge of Probate of Shelby County, Alabama; thence in a northerly direction along the west line of said lot 39-A, a distance of 505 feet to the northwest corner of said Lot 39-A; thence 65° 25' left, in a northwesterly direction, a distance of 10 feet to the point of beginning, containing 0.58 acres, more or less, minerals and mining rights excepted and subject to easements of record.

The grantee herein assumes and agrees to pay current year's taxes due October 1, 1966.

TO HAVE AND TO HOLD to the said Champion Development Company, its successors and assigns forever.

Part of the consideration hereof is the cancellation by the grantee herein of that certain agreement by and between the grantee herein and Improvement Authority of Rocky Ridge



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and Patton's Chapel, which agreement related to tap-on fees to be charged to the grantee herein, and refunds to be made by said Improvement Authority of part thereof over a period of years. The cancellation of said agreement is not intended to waive or release, and does not waive or release refunds already earned and payable to the grantee herein.

IN WITNESS WHEREOF, the undersigned The Water Works Board of the City of Birmingham has caused this instrument to be executed in its corporate name and behalf and its corporate seal to be hereunto affixed and attested by its proper corporate officers who are thereunto duly authorized, all on this the 18th day of July, 1966.

THE WATER WORKS BOARD OF THE CITY
OF BIRMINGHAM

By E. Lewis Sims
Chairman

ATTEST:

W. J. Cannon
Secretary

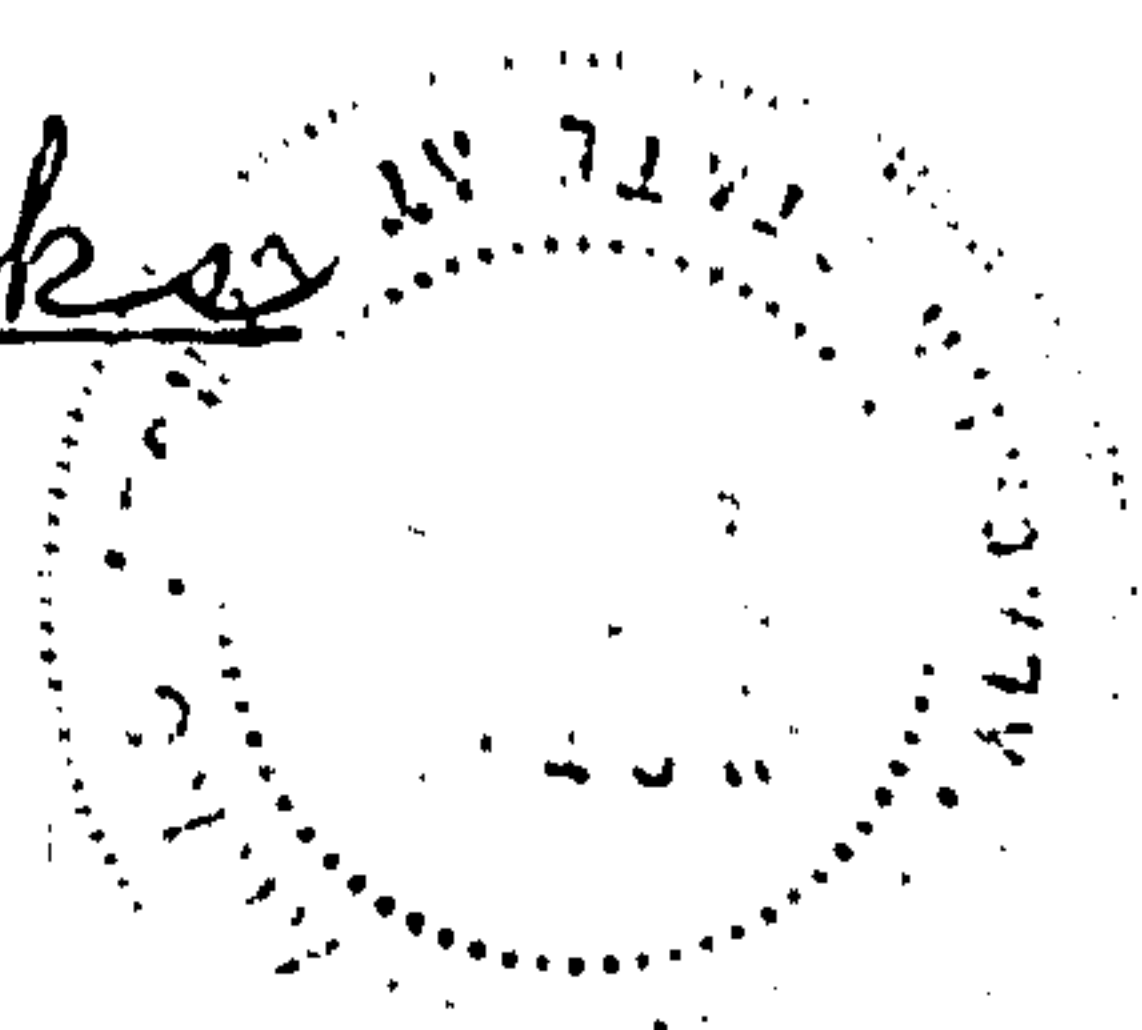
STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, in and for said County, in said State, hereby certify that E. Reeves Sims whose name as Chairman of The Water Works Board of the City of Birmingham, a public 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, as such officer, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this 18th day of July, 1966.

Bobbie Sparks
Notary Public

My Commission Expires August 27, 1966



STATE OF ALA., SHELBY CO.,
I CERTIFY THIS INSTRUMENT
WAS FILED ON

8-3 1966

RECORDED & \$____ MTG. TAX

\$ 50 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE