

QUITCLAIM DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of FIFTY AND NO/100 (\$50.00) DOLLARS and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, sells, and conveys to Jade Elizabeth Higgins Cole and Charlotte M. Tarver (hereinafter called Grantee) all her right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

PARCEL I

Begin at the point of intersection of the South line of Commerce Street with the westerly line of Cedar Street and run thence in a southerly direction along the westerly margin of Cedar Street a distance of 208 feet to the point of beginning of the parcel herein described; from said point of beginning continue in a southerly direction along the westerly side of Cedar Street a distance of 60 feet; thence turn an angle to the right and run in a westerly direction for a distance of 161 feet; thence an angle to the right and run in a northwardly direction and parallel with Cedar Street a distance of 48 feet; thence turn an angle to the right and run in an easterly direction and parallel with Commerce Street for a distance of 161 feet to the point of beginning of the parcel herein described, said parcel being located on the easterly side of Square #8, sometimes referred to as Block #8, according to the survey and plat of Lots made by Seaman D. Brown for John P. Figh in February 1853.

PARCEL II

Begin at the point of intersection of the south line of Commerce Street with the westerly line of Cedar Street and run thence in a southerly direction along the westerly line of Cedar Street a distance of 268 feet to the point of beginning of the tract herein described; from the point of beginning continue along the westerly side of Cedar Street for a distance of 8 feet to the intersection of Cedar and Shelby Streets thence turn an angle to the right and run in a southwardly direction along the western line of Shelby Street for a distance of 84 feet; thence turn an angle to the right and run in a westwardly direc-

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tion parallel with Depot Street for a distance of 110 feet; thence turn an angle to the right and run in a northwardly direction for a distance of 98 feet; thence turn an angle to the right and run in an eastwardly direction for a distance of 161.0 feet to the point of beginning, said parcel being contiguous to and immediately on the southerly side of Parcel One hereinabove described.

LESS AND EXCEPT

Begin at the Northwest intersection of Shelby Street and Depot Street at an iron pin; thence South 68°40' West along the northwest margin of Depot Street a distance of 186.0 feet to a point; thence North 15°50' West parallel to Dauphin Street, a distance of 50.0 feet to a point; thence North 68°40' East parallel to Depot Street, a distance of 112.0 feet to a point; thence North 15°50' West parallel to the said Dauphin Street, a distance of 123.73 feet to a point; thence South 72°50' East a distance of 153.52 feet (being 1.0' from the brick of a brick store) to a point on the northwest margin of Shelby Street; thence South 17°44' West along the said Northwest margin of Shelby Street, a distance of 99.64 feet to the point of beginning.

Subject to easements, restrictions, and reservations of record, if any.
TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this 17th day of

July, 1970.

Tessie Mae Brown Higgins
Tessie Mae Brown Higgins

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Tessie Mae Brown Higgins, whose name 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, she executed the same voluntarily on the day the same bears date.

July Given under my hand and official seal this 17 day of July, 1970.

William R. M. [Signature]
Notary Public

This instrument was prepared by:

Charles D. Cole
Cole & Carter, Attorneys At Law
Suite 13-23rd Avenue N.W.
Birmingham, Alabama 35215

STATE OF ALABAMA
NOTARY PUBLIC
WILLIAM R. M. [Signature]
JUL 23 11:06:03
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PAGE AS SHOWN ABOVE
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