



19721205000059620 1/5 \$.00  
Shelby Cnty Judge of Probate, AL  
12/05/1972 12:00:00 AM FILED/CERT

400  
See Mtg 327- 463

SPECIAL WARRANTY DEED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

1565

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, to the undersigned Grantor UNITED STATES GYPSUM COMPANY, a Delaware corporation, in hand paid by ALLIED PRODUCTS COMPANY, an Alabama corporation, the receipt whereof is hereby acknowledged, the said UNITED STATES GYPSUM COMPANY does by these presents, grant, bargain, sell and convey unto the said ALLIED PRODUCTS COMPANY the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Parcel 1.

All that part of the S 1/2 of NW 1/4, which lies south of the present location of the Montevallo-Columbiana Highway, except that part lying west of the road leading from the Old Road to Newala, also except 1 acre known as the John Boyle lot lying south of said Highway on the east side of the SE 1/4 of NW 1/4 in Section 5;

Also W 1/2 of SW 1/4 and N 1/2 of N 1/2 of NE 1/4 of SW 1/4 and N 1/2 of SE 1/4 of SW 1/4 of Section 5;

Also that part of the SE 1/4 of NE 1/4, lying south of the old Montevallo-Columbiana road in Section 6; EXCEPT that part sold to Bessie Mae Lawler, as shown by deed recorded in Deed Book 180 page 507.

Also NE 1/4 of SE 1/4 and S 1/2 of SE 1/4 of SE 1/4 of Section 6.

Also the N 1/2 of NE 1/4; E 1/2 of NW 1/4 and N 1/2 of NW 1/4 of NW 1/4 and SW 1/4 of NW 1/4, all in Section 8;

All above lands in Township 24, North, Range 13 East.

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Also

A strip of land extending 20 feet on either side of the hereinafter described line: Commencing at the northeast corner of Section 6, Township 24 North, Range 13 East, being marked by a 2 inch iron pipe; then south, 3 degrees 03 minutes west along the east boundary of Section 6, a distance of 356.98 feet to a point in the center line of the Southern Railway, known as station 7122  $\angle$  31.33 according to the Southern Railway System's survey maps; thence southeasterly along center line of said railway along a 1 degree curve to the right, a distance of 41.33 feet to a point on center line of said railway, known as station 7121  $\angle$  90 according to said Southern Railway System's survey map; thence southeasterly along a 15 degree curve to the right a distance of 254.0 feet to the point of intersection with the south right of way line of the Southern Railway Company's main line track which is the point of beginning of the line herein described; thence continue southeasterly and southwesterly along said 15 degree curve to the right, a distance of 380.38 feet; thence south, 12 degrees 09 minutes west, a distance of 346.42 feet; thence southeasterly along a 10 degree curve to the left, a distance of 158.67 feet; thence south, 3 degrees 43 minutes east, a distance of 382.67 feet to the point of intersection with the north right of way line of Alabama Highway No. 25 to the point of ending. It being the intention of the parties to convey a 40 foot right of way, being 20 feet on either side of the above described line, which line is the center line of the present spur track serving the United Cement Company, Inc. and which leads from the main line of Southern Railway track to the north boundary of U. S. Highway 25.

Also

Begin at a pipe on the east boundary line of Section 6, Township 24 North Range 13 East and on the north margin of an old road and 3144.4 feet north of the southeast corner of said Section 6; thence north, 85 degrees 38 minutes east, a distance of 250.0 feet to a point, being the point of beginning; thence north, 1 degree 52 minutes east, a distance of 347.6 feet to the point of intersection with the south right of way line of Alabama Highway No. 25; thence south, 86 degrees 52 minutes west, a distance of

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36.58 feet along said south right of way line of said highway to a point; thence south, 1 degree 52 minutes west, a distance of 347.6 feet, more or less, to a point on the north line of an old road; thence north, 85 degrees 38 minutes east, a distance of 36.58 feet to the point of beginning.

Also

Begin at a pipe on the east boundary line of Section 6, Township 24 North, Range 13 East and on the north margin of an old road and 3144.4 feet north of the southeast corner of said Section 6; thence north 85 deg. 38 min. east 213.42 feet; thence north 1 deg. 52 min. east 347.6 feet to the south right of way line of Alabama Highway No. 25; thence west along the south line of said Highway right of way 700 feet; thence south and parallel to the east line of said Section 6, a distance of 490 feet more or less, to a fence; thence north 85 deg. 38 min. east along said fence row to the east line of said Section 6 to a point where there is situated an iron pipe; thence north along said Section line 123.0 feet to the point of beginning, being exactly 7 acres.

Also

Beginning at a pipe on the East boundary line of Section 6, Township 24 N., Range 13 East, 3144.4 feet North of the SE corner of Section 6; thence run South 03 deg. 03' West 123.0 feet along East line of Section 6, to a pipe; thence South 85 deg. 38' West along fence a distance of 486.58 feet; thence North 1 deg. 52' East to the North margin of old dirt Montevallo road; thence in an Easterly direction along North margin of said old road a distance of 486.58 feet, more or less to point of beginning.

Parcel 2.

- (a) The NW 1/4 of the SW 1/4 of the SE 1/4 of Section 5, Township 24 North, Range 13 East.
- (b) The West 4 1/2 acres of uniform width off the S 1/2 of the SW 1/4 of the SE 1/4 of Section 5, Township 24 North, Range 13 East.
- (c) The S 1/2 of the SE 1/4 of the SW 1/4 of Section 5, Township 24 North, Range 13 East.

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Parcel 3.

The South 30 acres of the NE 1/4 of the SW 1/4  
of Section 5, Township 24 North, Range 13 East.

SUBJECT, HOWEVER, to (a) general taxes for 1972 and subsequent years, (b) easements and rights of way of record in favor of Alabama Power Company, Plantation Pipe Line Co., Chilton County Natural Gas District, Southern Railway Company, (c) Lease dated September 15, 1971 leasing 30 acres in Section 6 to George Carey Kendrick and Annie Maud Kendrick from year to year commencing September 15, 1971 and terminable as therein provided, (d) rights of parties in possession, and (e) any matters which would be disclosed by an accurate survey.

TO HAVE AND TO HOLD to the said ALLIED PRODUCTS COMPANY, its successors and assigns, forever.

And said UNITED STATES GYPSUM COMPANY, for itself, its successors and assigns, hereby covenants with said ALLIED PRODUCTS COMPANY, its successors and assigns, that it is lawfully seized in fee simple of said premises, that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons claiming, or to claim, the same, by, through or under it, it will warrant and forever defend.

IN WITNESS WHEREOF, the said UNITED STATES GYPSUM COMPANY has caused its corporate seal to be hereunto affixed





and these presents to be executed by its duly authorized officers this 28TH day of November, 1972.

The purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

UNITED STATES GYPSUM COMPANY

By 1681  
Vice President

ATTEST:

Secretary

STATE OF ILLINOIS )  
 )SS.  
COUNTY OF COOK )

STATE OF ALA. SHELLEY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
*Reed*  
1972 DEC -4 PM 3:30  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
*Cornelius J. Fowler*  
JUDGE OF PROBATE

I, CHESTER KOLMODIN, a Notary Public in and  
for said County, in said State, hereby certify that \_\_\_\_\_  
G. W. HUNTLEY, whose name as VICE President  
of the UNITED STATES GYPSUM COMPANY, a Delaware 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 the 28  
day of November, 1972.

Chester Kolmodin  
Notary Public

My Commission Expires MARCH 2, 1976