

(Name) WALLACE, ELLIS AND FOWLER

(Address) Columbiana, Alabama 35051

Form 1-1-6 Rev. 1-66

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA



19721221000061930 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/21/1972 12:00:00 AM FILED/CERT

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and no/100 (\$10.00)----- DOLLARS,
and other good and valuable considerations

to the undersigned grantor, Kart, Inc. a corporation,
in hand paid by Columbiana Industrial Development Corporation

the receipt of which is hereby acknowledged, the said
Kart, Inc.

does by these presents, grant, bargain, sell and convey unto the said

Columbiana Industrial Development Corporation
the following described real estate, situated in Shelby County, Alabama, to-wit:

Commence at the NE corner of Section 27, Township 21 South, Range 1 West (Axle found in place) thence run S 1°44' E a distance of 100.0 feet to a point; thence turn an angle of 88°30'30" to the right and run Westerly a distance of 1727.9 feet to a point on the West boundary line of Industrial Road; thence run Northerly along said West boundary line a distance of 60 feet to the point of beginning; thence continue along said West boundary line a distance of 300.0 feet to a point; thence turn an angle of 90°49'30" to the left and run Westerly a distance of 400.0 feet to a point; thence turn an angle of 89°10'30" to the left and run Southerly a distance of 300.0 feet to a point on the North boundary line of a 60 foot eastment; thence turn an angle of 90°49'30" to the left and run Easterly along said North boundary line a distance of 400.0 feet to the point of beginning. Said parcel of land is lying in the SW¼ of SE¼, Section 22, Township 21 South, Range 1 West and contains 2.75 acres.

This deed is subject to the provisions, conditions, stipulations and agreements contained in that certain deed from Shelby County, Alabama to Kart, Inc., dated January 27, 1970, and recorded in Deed Book 261, Page 97, in the Probate Records of Shelby County, Alabama.

TO HAVE AND TO HOLD, To the said Columbiana Industrial Development Corporation, its
successors ~~heirs~~ and assigns forever.

And said Kart, Inc. does for itself, its successors
and assigns, covenant with said Columbiana Industrial Development Corporation, its
successors

~~heirs~~ 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, and that it will, and its successors and assigns shall, warrant and defend the same to the said

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Kart, Inc.

President,

has hereto set its signature and seal, this the

, who is authorized to execute this conveyance
day of

ATTEST:

BOOK 277 PAGE 688
Ann Rasco
Secretary

By *Hugh M. Sims, Jr.*
President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that Hugh M. Sims, Jr.
whose name as President of Kart, Inc.
a 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 the day of , 19

Paul J. Brown
Notary Public