

THIS INSTRUMENT PREPARED BY C. J. SHERLOCK, III, STATE OF ALABAMA
HIGHWAY DEPARTMENT, BUREAU OF RIGHT
OF WAY, MONTGOMERY, ALABAMA. 36104

STATE OF ALABAMA)

COUNTY OF SHELBY)

TRACT NO. 25

FEE SIMPLE
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the
sum of \$4100.00 dollars, cash in hand paid to the undersigned by the State of
Alabama, the receipt of which is hereby acknowledged, we (I), the undersigned, grant-
or(s), JAMES ARNOLD HOOPER & WIFE Mary Beata Hooper, have (has)
this day bargained and sold, and by these presents do hereby grant, bargain, sell and
convey unto the State of Alabama the following described property, lying and being
in Shelby County, Alabama, and more particularly described as

follows: and as shown on the right of way map of Project No. F-214(20),
as recorded in the Office of the Judge of Probate of Shelby County,
Alabama.

PARCEL #1: Commencing at the southwest corner of the NW 1/4 of SW 1/4, Section 28, T-19-S, R-1-E; thence northerly along the west line of said NW 1/4 of SW 1/4 a distance of 1035 feet, more or less, to a point that is 150 feet southeasterly of and at right angles to the centerline of Project No. F-214(20) and the point of beginning of the property herein to be conveyed; thence continuing northerly along the west line of said NW 1/4 of SW 1/4 and the west line of the SW 1/4 of NW 1/4, said Section 28, the west property line (crossing the centerline of said project at approximate Station 756+87) a distance of 303 feet, more or less, to a point that is 150 feet northwesterly of and at right angles to the centerline of said project; thence N 84° 44' 57" E, parallel to the centerline of said project, a distance of 138 feet, more or less, to a point that is 150 feet northwesterly of and at right angles to the centerline of said project at Station 758+36; thence northeasterly along a straight line a distance of 102 feet, more or less, to a point that is 60 feet southwesterly of and at right angles to the traverse of a county road at Station 16+89.30; thence northwesterly parallel to the centerline of said traverse a distance of 129 feet, more or less, to a point that is 60 feet southwesterly of the centerline of said traverse at Station 15+54.09; thence northwesterly parallel to said traverse a distance of 70 feet, more or less, to the west line of said SW 1/4 of NW 1/4, the west property line; thence northerly along said west property line, a distance of 58 feet, more or less, to the northeast property line; thence southeasterly along said northeast property line, a distance of 710 feet, more or less, to the east property line; thence southerly along said east property line (crossing the centerline of said project at approximate Station 763+88) a distance of 198 feet, more or less, to a point that is 150 feet southeasterly of and at right angles to the centerline of said project; thence S 84° 44' 57" W, parallel to the centerline of said project, a distance of 640 feet, more or less, to the point of beginning.

Said strip of land lying in the SW 1/4 of NW 1/4 and the NW 1/4 of SW 1/4, Section 28, T-19-S, R-1-E and containing 4.89 acres, more or less.

PARCEL #2: Commencing at the southwest corner of the NW 1/4 of SW 1/4, Section 28, T-19-S, R-1-E; thence northerly along the west line of said NW 1/4 of SW 1/4, a distance of 1035 feet, more or less, to a point that is 150 feet southeasterly of and at right angles to the centerline of Project No. F-214(20); thence N 84° 44' 57" E, parallel to the centerline of said project a distance of 890 feet, more or less, to the west line of the property herein to be conveyed and the point of beginning; thence northerly along the west property line, a distance of 120 feet, more or less, to the northeast property line; thence southeasterly along said northeast property line, a distance of 215 feet, more or less, to a



19731220000068300 1/3 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1973 12:00:00 AM FILED/CERT

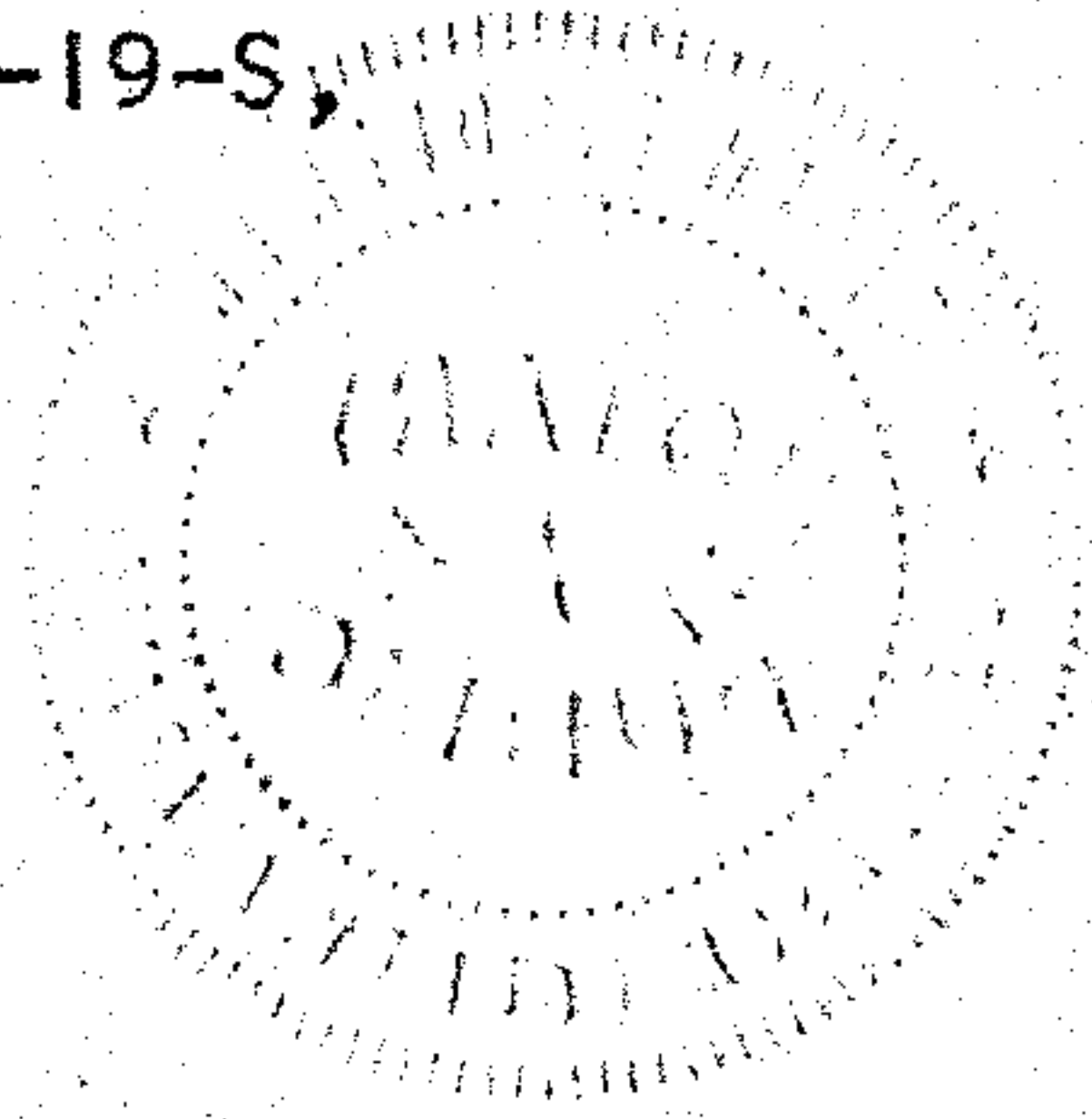
BOOK 284 PAGE 446

point that is 150 feet southeasterly of and at right angles to the centerline of said project; thence S 84° 44' 57" W, parallel to the centerline of said project, a distance of 195 feet, more or less, to the point of beginning.

Said strip of land lying in the NW 1/4 of SW 1/4, Section 28, T-19-S, R-1-E, and containing 0.26 acres, more or less.



19731220000068300 2/3 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1973 12:00:00 AM FILED/CERT



To Have and To Hold, unto the State of Alabama, its successors and assigns in fee simple forever.

And for the consideration, aforesaid, we (I) do for ourselves (myself), for our (my) heirs, executors, administrators, successors, and assigns covenant to and with the State of Alabama that we (I) are (am) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that we (I) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for ad valorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that we (I) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

The grantor(s) herein further covenant(s) and agree that the purchase price above-stated is in full compensation to them (him-her) for this conveyance, and hereby release the State of Alabama and all of its employees and officers from any and all damages to their (his-her) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance, or repair of any public road or highway that may be so located on the property herein conveyed.

In witness whereof, we (I) have hereunto set our (my) hand(s) and seal(s) this the 6th day of Oct, 19 73.

James Arnold Honea

Mary Odessa Honea

BOOK 284 PAGE 447

84A-1182-1009

ACKNOWLEDGMENT

STATE OF ALABAMA

COUNTY OF Shelby

I, Ralph E Coleman, a Notary Public, in and for said County in said State, hereby certify that JAMES ARNOLD HONER & wife ESTHER, whose name(s) ARE, signed to the foregoing conveyance, and who ALL known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of Oct 19 73.

My Commission Expires July 15, 1974

NOTARY PUBLIC

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

County

I, _____, a _____ in and for said County, in said State, hereby certify that _____ whose name as _____ of the _____ Company, 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 this 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 this _____ day of _____, A. D. 19____.

Official Title _____



19731220000068300 3/3 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1973 DEC 20 PM 1:00
JUDGE OF PROBATE
C. J. M. J. M. J. M.
REC. BK. & PAGE AS SHOWN ABOVE

BOOK 284 PAGE 448

to

STATE OF ALABAMA

WARRANTY DEED

STATE OF ALABAMA

County of _____

I, _____

Judge of Probate in and for said State and County, hereby

certify that the within conveyance was filed in my office

at _____ o'clock _____ M., on the _____ day of _____ 19____,

and duly recorded in Deed Record _____ page _____.

Dated _____ day of _____ 19____.

Judge of Probate

County, Alabama.

295