

This instrument was prepared by
(Name) Wallace, Ellis & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Four Thousand and No/100 (\$4,000.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Bertha Moats, a widow

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Shelby County, a Body Corporate

(herein referred to as grantee, whether one or more), the following described real estate, situated in
County, Alabama, to-wit:

Commence at the NE corner of Section 26, Township 21 South, Range 1 West and run S 86°30'W a distance of 420.43 feet to a point; thence turn an angle of 89°35' to the left and run S 3°05' E a distance of 304.46 feet to a point; thence turn an angle of 0°13' to the left and run S 3°18' E a distance of 553.27 feet to a point; thence turn an angle of 0°32' to the left and run S 3°50' E a distance of 370.36 feet to a point; thence turn an angle of 21°27' to the right and run S 17°37' W a distance of 152.67 feet to a point (Geodetic Monument No. TT 17 TWC); thence turn an angle of 90°39' to the right and run N 71°44' W a distance of 408.88 feet to a point; thence turn an angle of 8°36' to the right and run northwesterly a distance of 101.39 feet to a point being the northeast corner of the Library lot; thence turn an angle of 102°47' to the left and run southwesterly a distance of 171.80 feet to a point being the southeast corner of said lot; thence turn an angle of 95°17' to the right and run northwesterly along the south boundary of said lot a distance of 211.18 feet to a point, being the southwest corner of said lot; thence turn an angle of 1°02' to the left and run northwesterly a distance of 100.00 feet to the point of beginning; thence continue in said direction a distance of 96.60 feet to a point on ditch bank; thence turn an angle of 75°40' to the right and run northerly along ditch a distance of 52.00 feet to a point; thence turn an angle of 104°20' to the right and run southeasterly a distance of 109.47 feet to a point; thence turn an angle of 89°35' to the right and run southwesterly a distance of 50.38 feet to the point of beginning; said lot is located in the NE¹/₄ of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama.

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Shelby Cnty Judge of Probate, AL
03/04/1974 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 2 day of March, 19 74.

(Seal)

Bertha Moats

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bertha Moats, a widow, 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.

Given under my hand and official seal this 2 day of March, A. D., 19 74

Mary Nissen

Notary Public.

STATE OF ALABAMA)

SHELBY COUNTY)

Before me, the undersigned authority, in and for said County and State, personally appeared James L. Ray, Jr., who, being known to me and being by me first duly sworn, deposes and says as follows:

That he is 49 years of age and has been County Engineer for Shelby County, Alabama for 18 years; that under his direction, he has caused a survey to be made on the property now owned by Bertha Moats in the City of Columbiana and there have been shown to him various deeds appearing of record which are difficult to follow. However, he has surveyed the land and is of the opinion that all of the various descriptions correspond and are accurately described in the deed being executed by Bertha Moats to Shelby County, a body corporate, which description is as follows:

(Description and map of property is attached as Exhibit "A" and made a part hereof.)



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James L. Ray Jr
James L. Ray, Jr.

Sworn to and subscribed before me

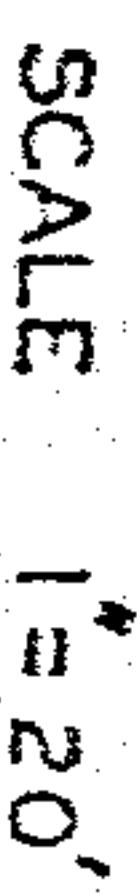
Notary, 2 day of March, 1974.

Man Nisen
Notary Public)

Shelby County, Alabama.

Signed this 13 day of February 1974.

James L. Ray, Jr. Reg. C.E. & L.S. No. 1841



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STATE OF ALABAMA)
SHELBY COUNTY)

Before me, the undersigned authority, in and for said County and State,
personally appeared Bertha Moats, a widow

who, being known to me and being by me first duly sworn, deposes and says as
follows:

That she is 81 years of age and presently resides at 3524 Laurel View
Lane, Birmingham, Ala. 35216; that she has been acquainted with the occupation, use

and possession of the following described property for the last past 21 years:

Commence at the NE corner of Section 26, Township 21 South, Range 1 West and run S 86°30' W a distance of 420.43 feet to a point; thence turn an angle of 89°35' to the left and run S 3°05' E a distance of 304.46 feet to a point; thence turn an angle of 0°13' to the left and run S 3°18' E a distance of 553.27 feet to a point; thence turn an angle of 0°32' to the left and run S 3°50' E a distance of 370.36 feet to a point; thence turn an angle of 21°27' to the right and run S 17°37' W a distance of 152.67 feet to a point (Geodetic Monument No. TT 17 TWC); thence turn an angle of 90°39' to the right and run N 71°44' W a distance of 408.88 feet to a point; thence turn an angle of 8°36' to the right and run northwesterly a distance of 101.39 feet to a point being the northeast corner of the Library lot; thence turn an angle of 102°47' to the left and run southwesterly a distance of 171.80 feet to a point being the southeast corner of said lot; thence turn an angle of 95°17' to the right and run northwesterly along the south boundary of said lot a distance of 211.18 feet to a point, being the southwest corner of said lot; thence turn an angle of 1°02' to the left and run northwesterly a distance of 100.00 feet to the point of beginning; thence continue in said direction a distance of 96.60 feet to a point on ditch bank; thence turn an angle of 75°40' to the right and run northerly along ditch a distance of 52.00 feet to a point; thence turn an angle of 104°20' to the right and run southeasterly a distance of 109.47 feet to a point; then turn an angle of 89°35' to the right and run southwesterly a distance of 50.38 feet to the point of beginning; said lot is located in the NE 1/4 of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama.

STATE OF ALA. SHELBY CO.
INSTRUMENT WAS FILED
PAGE 50
1974 MAR -4 AM 10:39
EX-107
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Cora M. Moats
JUDGE OF PROBATE



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Further deposing, affiant says that at the present time _____

Bertha Moats, a widow ownssaid land in fee simple, and since the
time that she first knew the land it has been owned by the present owners, and
their predecessors in title and has been occupied by them actually, exclusively,
openly, notoriously, hostilely and continuously and she has never heard the title
of the present owners or their predecessors in title questioned in any way.

Bertha Moats

Sworn to and subscribed before me
this 2 day of March, 1974.

