

8177

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of One and No/100 Dollars (\$1.00) to the undersigned Grantor, Cheney Bigelow Wire Works Inc., a corporation, in hand paid by National-Standard Company, a corporation, Grantee herein, receipt of which is hereby acknowledged, the said Cheney Bigelow Wire Works Inc. does by these presents, grant, bargain, sell and convey unto National-Standard Company the following described real estate situated in Shelby County, Alabama, to-wit:

Parcel I Commence at the NE corner of Sec. 27, T 21 S, R 1 W; thence run S 84°39'30" W along the section line a distance of 65.13' to the point of beginning of the parcel of land herein described; thence continue S 84°39'30"W along said section line a distance of 581.32' to a point; thence turn an angle of 86°25'30" to the left and run S 1°46' E a distance of 1404.43' to a point on the north right of way line of Alabama Highway 70; thence turn an angle of 91°06' to the left and run N 87°08' E along said right of way line a distance of 135.0' to a point; thence turn an angle of 90° to the left and run N 2°52' W along the west 40' right of way line of a proposed County road a distance of 6.7' to a point; thence continue along said 40' right of way line of a proposed county road in a northeasterly direction, along a 13°10' curve to the right (concave southeasterly) a distance of 432.78' to a point; thence continue along said right of way line of a proposed county road N 54°07' E a distance of 251.83' to a point; thence turn an angle of 55°51' to the left and run N 1°44' W a distance of 434.03' to a point; thence turn an angle of 90°00' to the right and run N 88°16' E a distance of 45.0' to a point; thence turn an angle of 90° to the left and run N 1°44' W a distance of 485.89' to the point of beginning.

Said parcel of land is lying in the NE 1/4 of NE 1/4 and SE 1/4 of NE 1/4, Sec. 27, T 21 S, R 1 W and contains 14.59 acres.

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Parcel II Commence at the southwest corner of Sec. 23, T 21 S, R 1 W; thence run N 2°06' W along the section line a distance of 40.0' to the point of beginning of the parcel of land herein described; thence turn an angle of 90°22' to the right and run N 88°16' E a distance of 686.45' to a point; thence turn an angle of 89°48'30" to the left and run N 1°32'30" W a distance of 833.35' to a point; thence turn an angle of 90° to the right and run N 88°27'3" E a distance of 76.27' to a point; thence turn an angle of 90° to the left and run N 1°32'30" W a distance of 372.72' to a point; thence turn an angle of 91°56'30" to the left and run S 86°31' W a distance of 774.50' to a point; thence turn an angle of 88°37' to the left and run S 2°06' E a distance of 1183.36' to the point of beginning.

Said parcel of land is lying in the SW 1/4 of SW 1/4, Sec. 23, T 21 S, R 1 W and contains 19.61 acres.

Parcel III Beginning at the Southeast corner of Sec. 22, T 21 S, R 1 W; thence run N 2°06' W along the east boundary of said section a distance of 1223.36' to a point; thence turn an angle of 91°02' to the left and run S 86°52' W a distance of 638.09' to a point; thence turn an angle of 88°38' to the left and run S 1°46' E a distance of 1248.41' to a point; thence turn an angle of 93°34'30" to the left and run N 84°39'30" E a distance of 646.45' to the point of beginning.

Said parcel of land is lying in the SE 1/4 of SE 1/4, Sec. 22, T 21 S, R 1 W and contains 18.21 acres.

TO HAVE AND TO HOLD to National-Standard Company, its successors and assigns forever, the above described land, together with all rights, tenements, hereditaments, appurtenances and improvements belonging, or in any wise appertaining, unto the said Cheney Bigelow Wire Works Inc., and unto its successors and assigns forever.

As Grantor, Cheney Bigelow Wire Works Inc., does for itself, its successors and assigns, covenant with National-Standard Company, its successors and assigns, that it is lawfully seized in fee simple of said premises, that it is free

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from all encumbrances, unless otherwise noted below, that it has a good right to sell and convey the same as aforesaid, and that it will, and that its successors and assigns shall, warrant and defend the same to National-Standard Company, its successors and assigns forever, against the lawful claims of all persons.

This conveyance is subject only to the following:

1. Taxes due and payable on October 1, 1976.
2. Easements, restrictions, liens and mortgages of records, if any, in the Probate office of Shelby County, Alabama.

IN WITNESS WHEREOF, the said Cheney Bigelow Wire Works Inc., by its President, who is authorized to execute this conveyance, has hereunto set its signature and seal this 12th day of September, 1975.

(SEAL)

CHENEY BIGELOW WIRE WORKS INC.,
a corporation

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By

G. Hussey, Jr.
Its President

JUDGE OF PROBATE

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 SEP 29 AM 6:31

STATE OF Michigan)
COUNTY OF Berrien)

I, a Notary Public in and for said County (in said State, hereby certify that G. Hussey, Jr., who being duly sworn, deposes and says that he is President of Cheney Bigelow Wire Works Inc., and 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 12th day of September, 1975.

Evelyn M. Iwanuk
Notary Public

EVELYN M. IWANIUK
NOTARY PUBLIC, BERRIEN COUNTY, MICH
MY COMMISSION EXPIRES DEC. 13, 1978

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