

THIS INSTRUMENT PREPARED BY Charles L. Ramsey Jr., STATE OF ALABAMA
HIGHWAY DEPARTMENT, BUREAU OF RIGHT
OF WAY, MONTGOMERY, ALABAMA. 36104

STATE OF ALABAMA)

COUNTY OF SHELBY)

TRACT NO. 52

FEE SIMPLE
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the
sum of \$5,350.00 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), AN UNMARRIED MAN Robert M. Davant, Jr. and J. E. Davant, As / Executor of the estate of Hortense E. Davant
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.
I-65-2(37) as recorded in the Office of the Judge of
Probate of Shelby County, Alabama:

PARCEL NO. 1: Commencing at the southeast corner of the
NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 20, T-19-S, R-2-W; thence westerly along
the south line of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$, the south property line,
a distance of 894 feet, more or less, to a point that is
190 feet northeasterly of and at right angles to the center-
line of Project No. I-65-2(37) and the point of beginning of
the property herein to be conveyed; thence continuing westerly
along said south property line (crossing the centerline of
said project at approximate Station 395+78) a distance of
465 feet, more or less, to the west line of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$,
the west property line; thence northerly along said west pro-
perty line, a distance of 187 feet, more or less, to the south
bank of the Cahaba River; thence easterly, following the
meanderings of the south bank of said river (crossing the
centerline of said project at approximate Station 398+75) a
distance of 602 feet, more or less, to a point that is 190
feet northeasterly of and at right angles to the centerline
of said project; thence S 19° 11' 45" E, parallel to the
centerline of said project, a distance of 15 feet, more or
less, to the point of beginning.

Said strip of land lying in the NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 20,
T-19-S, R-2-W and containing 2.12 acres, more or less.


As a part of the consideration hereinabove stated there
is also bargained, sold, conveyed and relinquished to the
grantee all existing, future, or potential common law or
statutory rights of access between the right of way of the
public way identified as Project No. I-65-2(37), County of
Shelby, and all of the grantor's remaining property con-
sisting of all parcels contiguous one to another, whether
acquired by separate conveyances or otherwise, all of which
parcels either adjoin the property conveyed by this instru-
ment or are connected thereto by other parcels owned by the
grantor.



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PARCEL NO. 2: Commencing at the southeast corner of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 20, T-19-S, R-2-W; thence northerly along the east line of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$, a distance of 300 feet, more or less, to the north property line; thence westerly along said north property line, a distance of 928 feet, more or less, to a point on a line which extends from a point that is 320 feet north-easterly of and at right angles to the centerline of Project No. I-65-2(37) at Station 404+00 to a point on the northeast bank of the Cahaba River that is 250 feet northeasterly of and at right angles to the centerline of said project and the point of beginning of the property herein to be conveyed; thence southeasterly along said line, a distance of 50 feet, more or less, to said point on the northeast bank of the Cahaba River that is 250 feet northeasterly of and at right angles to the centerline of said project; thence northwesterly along the northeast bank of said river, a distance of 61 feet, more or less, to the north property line; thence easterly along said north property line, a distance of 29 feet, more or less, to the point of beginning.


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Said strip of land lying in the NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 20, T-19-S, R-2-W and containing 0.02 acres, more or less.

As a part of the consideration hereinabove stated there is also bargained, sold, conveyed and relinquished to the grantee all existing, future, or potential common law or statutory rights of access between the right of way of the public way identified as Project No. I-65-2(37), County of Shelby, and all of the grantor's remaining property consisting of all parcels contiguous one to another, whether acquired by separate conveyances or otherwise, all of which parcels either adjoin the property conveyed by this instrument or are connected thereto by other parcels owned by the grantor.



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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 22nd day of Sept, 19 75.

Burt M. Davant
J. E. Davant Executor
Estate of Hortense E. Davant Deceased

ACKNOWLEDGMENT

STATE OF ~~XXXXXX~~ TEXAS)

COUNTY OF HARRIS)

I, Wilma D. Grove, a Notary Public, in and for said County in said State, hereby certify that Robert M. Davant name(s) Robert M. Davant, is known to me 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of September 1975.

Wilma D. Grove
NOTARY PUBLIC

WILMA D. GROVE
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS -|-
COUNTY OF NAVARRO -|-

I, W.D. Ralston, a Notary Public in and for said County in said State, hereby certify that J.E. Davant as Executor of the Estate of Hortense E. Davant, whose name J.E. Davant, as Executor of the Estate of Hortense E. Davant, 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 executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 22nd day of September, A.D. 1975.

My Commission Expires
June 1, 1977

W.D. Ralston
Notary Public in and for
Navarro County, Texas
(W.D. RALSTON)

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Shelby Cnty Judge of Probate, AL
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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.

Ralph Coleman
2/21/84
Bham 35203