

8468

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. 43-A

FEE SIMPLE
 WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the sum of \$3,600.00 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-
Parker Supply Company, Inc., By O. Dale Parker, President
 or(s), Lenard Hultquist II, and wife, Mary Frances, have (has)
Hultquist
 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:

Commencing at the southeast corner of Section 30, T-19-S, R-2-W; thence westerly along the south line of said Section 30, a distance of 452 feet, more or less, to the point of beginning of the property herein to be conveyed, said point of beginning being on a line which extends from a point that is 175 feet northeasterly of and at right angles to the centerline of Project No. I-65-2(37) at Station 304+00 to a point that is 210 feet northeasterly of and at right angles to the centerline of said project at Station 299+17.3; thence continuing westerly along the south line of said Section 30, the south property line, a distance of 49 feet, more or less, to a point that is 150 feet easterly of and at right angles to the centerline of said project; thence northerly along a curve to the right (concave easterly) having a radius of 11,309.16 feet, parallel to the centerline of said project, a distance of 381 feet, more or less, to a point that is 150 feet easterly of and at right angles to the centerline of said project at Station 305+00; thence northeasterly along a straight line, a distance of 107 feet, more or less, to a point that is 90 feet easterly of and at right angles to the centerline of said project at Station 306+00; thence northeasterly along a straight line (which if extended would intersect a point that is 350 feet southeasterly of and at right angles to the centerline of said project at Station 322+00) a distance of 869 feet, more or less, to a point on a line which extends from a point that is 285 feet southeasterly of and at right angles to the centerline of said project at Station 320+55 to a point that is 305 feet easterly of and at right angles to the centerline of said project at Station 312+00; thence southerly along said line, a distance of 274 feet, more or less, to said point that is 305 feet easterly of and at right angles to the centerline of said project at Station 312+00; thence southwesterly along a straight line, a distance of 788 feet, more or less, to a point that is 175 feet northeasterly of and at right angles



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 Shelby Cnty Judge of Probate, AL
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to the centerline of said project at Station 304+00; thence southeasterly along a straight line (which if extended would intersect a point that is 210 feet northeasterly of and at right angles to the centerline of said project at Station 299+17.3) a distance of 289 feet, more or less, to the point of beginning.

Said strip of land lying in the E $\frac{1}{2}$ of SE $\frac{1}{4}$, Section 30, T-19-S, R-2-W and containing 0.80 acres, more or less.

The above described area includes a present 40 foot wide easement granted to the Alabama Power Company, the centerline of which crosses the centerline of said project at approximate Station 301+96.

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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Shelby Cnty Judge of Probate, AL
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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 10th day of Sept, 19 76.

PARKER SUPPLY COMPANY, INC.

O. Dale Parker, Pres
by O. Dale Parker, President

Amal Hunt
May Frances Autz

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ACKNOWLEDGMENT

STATE OF ALABAMA)
COUNTY OF SHELBY)

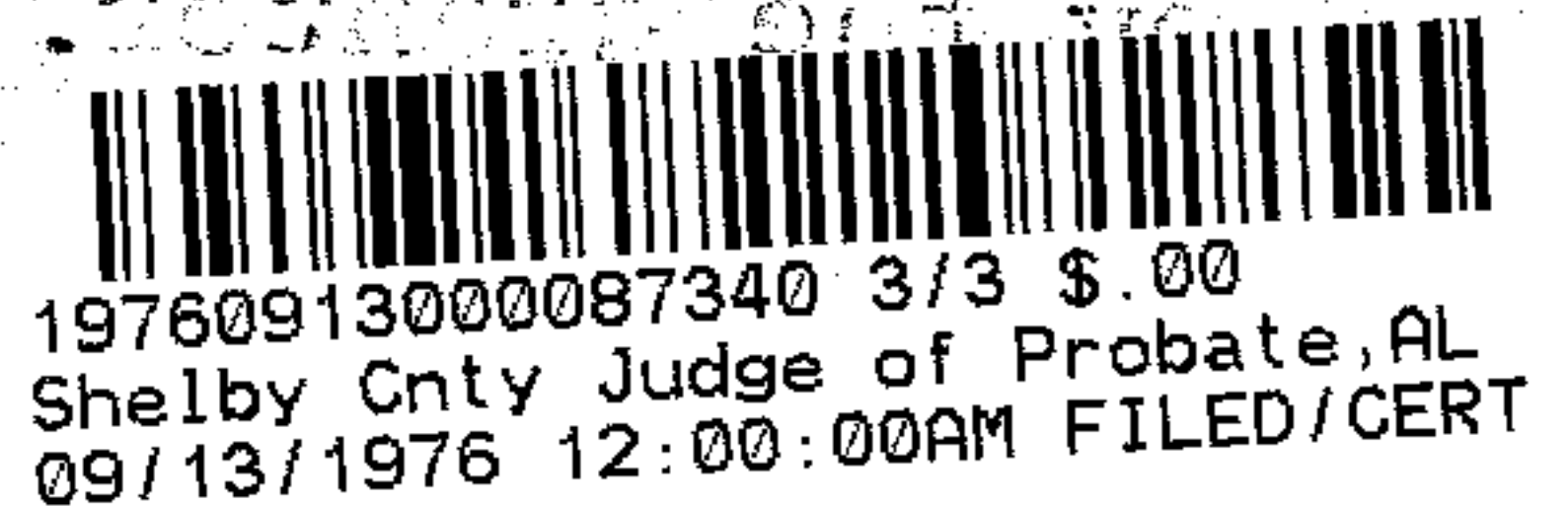
I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Lenard Hultquist II and wife, Mary Frances Hultquist name(s) they have signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of September

Celia M. Morris
NOTARY PUBLIC

My Commission Expires 1977

ACKNOWLEDGMENT FOR CORPORATION



STATE OF ALABAMA

SHELBY County

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that O. Dale Parker whose name as President of the Parker Supply 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 8 day of September, A. D. 1976.

H. D. Morris

Official Title Notary Public, Alabama State at Large
My Commission Expires April 3, 1979
Bonded by Home Indemnity Co. of Montgomery

Exempt
JUDGE OF PROBATE

1976 SEP 13 AM 9:36

STATE OF ALA. SHELBY CO. INSTRUMENT WAS FILED

Ralph Coleman
2121 Blk
Bham

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____

5-50
Judge of Probate

100
County, Alabama.

450