

W. B. FERNAMBUCO, ESQ. 5064

NAME

Hule, Fernambuco, Stewart & Smith

Address 825 First Alabama Bank Bldg.

Birmingham, Alabama 35203

WARRANTY DEED (Without Survivorship)

State of Alabama

SHELBY COUNTY

Know All Men By These Presents,

ACTION (\$1.00)

That in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDER/DOLLARS

to the undersigned grantors, Susan Crain Deason and husband, A. M. Deason, Jr.,
Clair E. Smith and husband, A. Neel Smith, and Robert R. Nichols and wife,

Doris E. Nichols in hand paid by

Arrowhead Associates, Inc.

the receipt whereof is acknowledged by the said Susan Crain Deason and husband,
A. M. Deason, Jr., Clair E. Smith and husband, A. Neel Smith, and Robert R. Nichols and wife,
do grant, bargain, sell and convey unto the said

Arrowhead Associates, Inc.

the following described real estate, situated in Shelby County, Alabama,

to-wit: A parcel of land located in the NE $\frac{1}{4}$ of Section 27, Township 19 South,

Range 2 West, more particularly described as follows: Begin at the SW corner of Lot 19, Block 1, of Cherokee Forest-First Sector as recorded in Map Book 5, Page 17, in the Probate Office of Shelby County, Alabama; thence in a southerly direction along the projection of the westerly line of said Block 1, a distance of 1149.52 feet to the intersection with the southerly line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 27; thence 890'16".29" left, in an easterly direction, a distance of 1024.8 feet to the SE corner of said SW $\frac{1}{4}$ of the NE $\frac{1}{4}$; thence 910'18".03" left, in a northerly direction, a distance 1334.08 feet to the NE corner of said SW $\frac{1}{4}$ of the NE $\frac{1}{4}$; thence 910'24".40" right, in an easterly direction, a distance of 1344.25 feet to the SE corner of the NE $\frac{1}{4}$ of said Section 27; thence 910'59".12" left, in a northerly direction along the easterly line of said NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, a distance of 927.99 feet; thence 870'54".11" left, in a westerly direction, a distance of 434.67 feet; thence 900 left, in a southerly direction, a distance of 250 feet; thence 900 right, in a westerly direction, a distance of 700 feet; thence 900 left, in a southerly direction, a distance of 550 feet; thence 900 right, in a westerly direction, a distance of 435 feet to the beginning of a curve, having a central angle of 65°40' and a radius of 262.48 feet, last described course being perpendicular to tangent of said curve; thence in a southwesterly direction along said curve, a distance of 300.83 feet to end of said curve; thence in a southwesterly direction along a line tangent to said curve, a distance of 324.50 feet; thence 114°20' right in a northerly direction a distance of 54.87 feet; thence 900 left, in a westerly direction a distance of 249.07 feet to the point of beginning, containing 51.3 acres. Grantors further grant, bargain, sell and convey to grantees an easement 50 feet in width running easterly and westerly and lying between the lots presently owned by Brown and Durpre in said $\frac{1}{2}$ -section. TO HAVE AND TO HOLD, To the said Arrowhead Associates, Inc., its heirs and assigns forever.

And we do, for us and for our heirs, executors and administrators, covenant

with the said Arrowhead Associates, Inc., its heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all

encumbrances;

that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs,

executors and administrators shall warrant and defend the same to the said

heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, We have hereunto set our hand and seals

this day of October 19 76.

WITNESSES

[Signature]

Form 3013

[Signature]
Susan Crain Deason
[Signature]
A. M. Deason, Jr.
[Signature]
Clair E. Smith
[Signature]
A. Neel Smith



Shelby County
RETURN TO 2606 Butterworth Dr
Birmingham 35263

TO

WARRANTY DEED
(WITHOUT SURVIVORSHIP)

STATE OF ALABAMA,
County.

This form furnished by
ALABAMA TITLE COMPANY, INC.
Agents for

COMMONWEALTH LAND TITLE INSURANCE CO.
615 No. 21st Street
Birmingham, Alabama 35203

Judge of Probate
COMMONWEALTH LAND TITLE INSURANCE
COMPANY

Form B 3013-1

State of ALABAMA
JEFFERSON COUNTY

General Acknowledgment

19770126000007280 2/2 \$.00
Shelby Cnty Judge of Probate, AL
01/26/1977 12:00:00AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Susan Crain Deason and A. M. Deason, Jr., Clair E. Smith and
A. Neel Smith, Robert R. Nichols and Doris E. Nichols
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance has executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this day of October A. D., 1976.

Notary Public

State of
COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State,
hereby certify that
whose name signed to the foregoing conveyance, and who known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

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

Notary Public

State of
COUNTY

Corporation Acknowledgment

I, a Notary Public in and for said County in said State,
hereby certify that
whose name as of
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 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, this the day of 19

Notary Public

ONE PAGE 3100 BOOK

SHIRLEY CO.
THIS INSTRUMENT WAS FILED
12:11 PM, 02 MAR 1976
Shelby County, Alabama