

This instrument was prepared by

(Name) Thomas A. Carraway

(Address) 800 First National-Southern Natural Building, Birmingham, Alabama 35203

Form 1-1-6 Rev. 8-70

CORPORATION FORM WARRANTY DEED-LAWYERS TITLE INS. CORP. BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty-eight Thousand Seven Hundred Twenty-three ^{and no/100} DOLLARS,
(\$88,723.00)

to the undersigned grantor, Bishop Creek Park, Inc., a corporation,
in hand paid by W. David Upton, W. C. Stegall, and W. P. Buck

the receipt of which is hereby acknowledged, the said Bishop Creek Park, Inc., a corporation,

does by these presents, grant, bargain, sell and convey unto the said W. David Upton, W. C.

Stegall, and W. P. Buck

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

Commence at the S.W. Corner of the S.E. 1/4 of the N.W. 1/4 of Section 12, Township 20 South, Range 3 West; thence run in an easterly direction along the south said 1/4-1/4 section line 1091.42 feet to the centerline of the Old Birmingham - Montgomery Highway; thence 69°30'00" left and along said centerline 497.46 feet to the point of beginning; thence continue along last stated course 119.49 feet; thence 02°03'15" right 306.91 feet; thence 11°38'30" right and along said centerline 248.64 feet to the intersection with the south right of way line of Cross Creek Trail; thence 132°55'00" left and leaving the centerline of the Old Birmingham - Montgomery Highway, run in a westerly direction along the south right of way line of Cross Creek Trail 276.56 feet; thence 29°18'00" right 650.00 feet more or less to the centerline of the Cahaba Valley Creek, which is the property line; thence follow the meanders of the centerline of the Cahaba Valley Creek in a southwesterly, northwesterly and a southerly direction 2100.00 feet more or less to the N.W. Corner of a 4.953 acre tract conveyed to B.E. & K., Inc.; thence run in an easterly direction and leaving the centerline of the Cahaba Valley Creek run 666.35 feet along the north property line of the 4.953 acre conveyed to B. E. & K., Inc.; thence 88°35'00" right 400.00 feet; thence 91°25'00" left 589.60 feet; thence 26°03'00" right 80.00 feet; thence 09°46'30" left 191.58 feet to the point of beginning and containing 27 acres more or less.

TO HAVE AND TO HOLD, To the said W. D. Upton, W. C. Stegall, and W. P. Buck

their

heirs and assigns forever.

And said Bishop Creek Park, Inc., through its trustees does for itself, its successors and assigns, covenant with said W. D. Upton, W. C. Stegall, and W. P. Buck, their

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said W. D. Upton, W. C. Stegall, and W. P. Buck, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Bishop Creek Park, Inc., by its trustees, by its President, W. D. Upton, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 28th day of October, 1977.

ATTEST:

STATE OF ALABAMA

COUNTY OF JEFFERSON

STATE OF ALABAMA, SHELBY CO.
JUDGE OF PROBATE
1977 NOV -9 AM 10:37
Secretary
W. D. Upton
W. C. Stegall
W. P. Buck

By

President

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that W. D. Upton, W. C. Stegall, & W.C. Buck, Trustees, and whose name as President of Bishop Creek Park, Inc. 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 and official seal, this the 28th day of October, 1977.

RIVES, PETERSON, PETTUS, CONWAY, ELLIOTT & SMALL

800 FIRST NATIONAL • SOUTHERN NATURAL BUILDING

Deborah Lovell

19771109000120490 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/09/1977 12:00:00AM FILED/CERT

BOOK 308 PAGE 833