This instrument was prepared by
Samuel E. Upchurch, Jr.
Lange, Simpson, Robinson & Somerville
1700 First Alabama Bank Building
Birmingham, Alabama

# WARRANTY DEED

19790302000025400 1/2 $.00
Shelby Cnty Judge of Probate,AL
03/02/1979 12:00:00AM FILED/CERT

STATE OF ALABAMA )
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and NO/100 ($1.00) Dollar and other good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt thereof is acknowledged, SEPCO Corporation, an Alabama corporation, (herein referred to as grantor), grants, bargains, sells and conveys unto The Industrial Development Board of the Town of Pelham, a corporation (herein referred to as grantee), the following real estate, situated in Shelby County, Alabama, to-wit:

Description of a Tract of land situated in Section 12, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:

Commence at the Northwest corner of the Northeast quarter of the Southwest quarter of Section 12, Township 20 South, Range 3 West and run East along the North line of said quarter-quarter section a distance of 852.44 feet to the point of beginning; thence continue along the last described course a distance of 75.00 feet to a point; thence 89°55' to the right in a Southerly direction a distance of 205.20 feet to a point; thence 90°00' to the right in a Westerly direction a distance of 75.00 feet to a point; thence 90°00' to the right in a Northerly direction a distance of 205.30 feet to the point of beginning.

This conveyance is made subject to all encumbrances of record.

TO HAVE AND TO HOLD to the said grantee, its successors and assigns forever.

And the said grantor does for itself and for its successors and assigns covenant with the said grantees and its successors and assigns, that the grantor is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that the grantor has a good right to sell and convey the same as aforesaid; that the grantor will and its successors and assigns shall warrant and defend the same to the said grantees and its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said grantor has caused this warranty deed to be signed in its name and behalf, and its corporate seal affixed hereto and attested, by its officers, thereunto duly authorized, on this 1ST day of MARCH, 1979.

SEPCO Corporation

By W. Gibson Jr.
Its PRESIDENT

ATTEST:

James E. Robinson
Secretary - Treasurer

316 31

STATE OF ALABAMA
SHELBY COUNTY

I, Samuel E. Upchurch Jr, a Notary Public in and for said county in said state, hereby certify that V. W. Gibson Jr. whose name as President of the SEPCO Corporation, a corporation, is signed to the foregoing conveyance and who is known to me, acknowledged before me 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 1 day of March, 1979.

Samuel E Upchurch Jr
Notary Public
My commission expires
October, 1982

NOTARY PUBLIC
ALABAMA STATE AT LARGE

FILED 92

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1979 MAR -2 AM 8:40
Rec. 3.00
Ind. 1.00
4.00

Thomas A. Lowery, Jr.
JUDGE OF PROBATE

19790302000025400 2/2 $.00
Shelby Cnty Judge of Probate, AL
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