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This instrument was prepared by: Harrison, Conwill & Harrison  
P.O. Box 557  
Columbiana, Alabama 35051

WARRANTY DEED

19800214000018200 Pg 1/3 .00  
Shelby Cnty Judge of Probate, AL  
02/14/1980 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA )

SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS that in consideration of  
Fifteen Thousand and no/100-----Dollars to the undersigned grantors,  
in hand paid by the grantee herein, the receipt whereof is acknowledged, we  
CLIFFORD J. EVANS, SR. and wife, PARNELL HARRIS EVANS; ~~HAZZEL MCCABE and~~  
~~husband HOMER D MCCABE~~ ~~SAM A EVANS and wife~~ DOROTHY G. EVANS <sup>a widow</sup> and  
PAULINE EVANS ALLEN and husband ALFRED ALLEN, herein referred to as grantor  
INDUSTRIAL  
grant, bargain, sell and convey unto MONTEVALLO/DEVELOPMENT BOARD, herein  
referred to as grantee, the following described real estate, sitauted in  
Shelby County, Alabama, to-wit:

A portion of the N½ of the NW¼ of Section 2, Township 24 North,  
Range 12 East and the W½ of Fractional Section 27, Township 22  
South, Range 3 West, described as follows: Begin at the North-  
west corner of Section 2, Township 24 North, Range 12 East and  
run Easterly along the North side of the said Section for  
1365.74 feet to the point of beginning; then continue along the  
last described course for 600.65 feet; then turn an angle of 87  
degrees 50 minutes to the left and run Northerly for 505.92 feet  
to a point on the North side of Section 27, Township 22 South,  
Range 3 West; then turn an angle of 89 degrees 37 minutes to the  
left and run Westerly along the said Section line for 536.37  
feet; then turn an angle of 54 degrees 29 minutes 48 seconds to  
the left and run Southwesterly for 275.05 feet; then turn an  
angle of 3 degrees 30 minutes 57 seconds to the right and run  
Southwesterly for 265.96 feet; then turn an angle of 4 degrees  
28 minutes 32 seconds to the right and run Southwesterly for  
471.05 feet; then turn an angle of 16 degrees 45 minutes 33  
seconds to the left and run Southwestely for 160.51 feet; then t  
an angle of 20 degrees 19 minutes 46 seconds to the right and ru  
Southwesterly for 215.88 feet to an existing iron on the North  
side of the Montevallo Industrial Park; then turn an angle of  
111 degrees 50 minutes 55 seconds to the left and run South-  
easterly along the North side of the said Park for 709.50 feet;  
then turn an angle of 49 degrees 00 minutes to the left and run  
Northeasterly for 248.05 feet to an existing iron at the North-  
east corner of the said Park; then turn an angle of 69 degrees 5  
minutes 49 seconds to the left and run Northerly for 733.81 feet  
back to the point of beginning. The above described parcel  
contains 19.758 acres.

ALSO: .730 acre tract contained between proportional ¼-¼ line  
and the accepted line on the East side of and contained within;  
The 19.758 acres shown above. Begin at the Northwest corner of  
Section 2, Township 24 North, Range 12 East and run Easterly alo  
the North side of the said Section for 1365.74 feet to the point  
of beginning; then turn an angle of 88 degrees 50 minutes 10  
seconds to the right and run Southerly for 733.81 feet to an

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existing iron at a fence corner (point being the Northeast corner of The Montevallo Industrial Park), then turn an angle of 69 degrees 55 minutes 49 seconds to the right and run Southwesterly along the North side of the said Park for 47.60 feet to a point on the proportional East side of the W $\frac{1}{2}$  of the NW $\frac{1}{4}$  of Section 2, Township 24 North, Range 12 East; then turn an angle of 110 degrees 21 minutes 08 seconds to the right and run Northerly along the said proportional line for 750.99 feet to a point on the North side of Section 2; then turn an angle of 90 degrees 52 minutes 53 seconds to the right and run Easterly along the said Section line for 41.03 feet back to the point of beginning. The above described parcel is a portion of the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 2 Township 24 North, Range 12 East. Situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said grantee their heirs and assigns forever.

And we do for ourselves and for our heirs, executors and administrators, covenant with said grantee, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; 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 grantee, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this

28th day of October, 1978.

Clifford J. Evans, Sr.

Sam A. Evans

Parnell Harris Evans

Dorothy G. Evans

~~Hazel x McCabe~~  
XXXXXX

Pauline Evans Allen

~~Homer x B x McCabe~~

Alfred Allen

STATE OF Alabama

COUNTY OF Shelby

GENERAL ACKNOWLEDGMENT

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Clifford J. Evans, Sr. and wife Parnell Harris Evans, 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of October, 1978.

Notary Public



STATE OF \_\_\_\_\_ )

General Acknowledgment

COUNTY OF \_\_\_\_\_ )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Hazel McCabe and husband, Homer D. McCabe, 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
Notary Public

STATE OF Alabama )

General Acknowledgment

COUNTY OF Shelby )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that ~~Sam A. Evans~~ and wife, Dorothy G. Evans, <sup>a widow</sup> 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 38 day of October, 1980

[Signature]  
Notary Public

STATE OF Alabama )

General Acknowledgment

COUNTY OF Shelby )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Pauline Evans Allen and husband Alfred Allen, 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of October, 1980

[Signature]  
Notary Public

TELETYPE UNIT  
FEB 14 1980

Edmst  
FEB 14 1980 3:01

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