

This instrument was prepared by
(Name) G. Burns Proctor, Jr. 885-
(Address) 1212 Bank for Savings Bldg., Birmingham, Alabama 35203

WARRANTY DEED- LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

19800922000106880 Pg 1/2 00
Shelby Cnty Judge of Probate, AL
09/22/1980 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Thousand and no/100 (\$1,000) Dollars
and other valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,
J. Elmer Massey and wife Gwen B. Massey

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
The Industrial Development Board of the Town of Pelham, a public
corporation organized under the laws of Alabama
(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Parcel I and Parcel II described in Exhibit "A" hereto
attached and made a part hereof

This conveyance is subject to the following:

1. Right of way to Alabama Power Company recorded in Volume 107, page 379 in the Probate Office of Shelby County, Alabama.
2. Restrictions contained in Volume 241, page 88, in said Probate Office.
3. Less and except that part lying within road.
4. All minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel, in, on and under subject property are excepted.
5. Easement as set forth in Vol. 325, page 961, in said Probate Office.
6. Indemnity agreement as set forth in Misc. Vol. 35, page 729, in said Probate Office.

TO HAVE AND TO HOLD to the said grantee, its successors ~~this, their heirs and assigns~~ and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, its successors ~~this, their heirs and assigns~~ and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, its successors ~~this, their heirs and assigns~~ and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hands(s) and seal(s), this September day of 1980.

(Seal) (Seal)
(Seal) J. Elmer Massey (Seal)
(Seal) Gwen B. Massey (Seal)
(Seal) Elmer B. Massey (Seal)

STATE OF ALABAMA
Jefferson COUNTY General Acknowledgment

I, MARILYN K. SHIRRIFF, a Notary Public in and for said County, in said State, hereby certify that J. Elmer Massey and Gwen B. Massey 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 began to run.
Given under my hand and official seal this 19th day of September, A. D., 19 80.

Marilyn K. Shirriff
Notary Public

PARCEL I

A parcel of land situated in the southeast quarter of the northwest quarter and the southwest quarter of the northeast quarter Section 12, Township 20 South Range 3 West, Shelby County, Alabama, and being more particularly described as follows: Commence at the southwest corner of the southeast quarter of the northwest quarter Section 12, Township 20 South, Range 3 West, Shelby County, Alabama, and run east along the south line of the SE 1/4 of the NW 1/4 for 1091.30 feet (Deed 1091.42 feet) to a point in the center of the Old Birmingham-Montgomery Highway; thence 69°30' 13" left (Deed 69°30') and in a northeasterly direction along the center of the Old Birmingham-Montgomery Highway 480.00 feet; thence 1°30'55" right and in a northeasterly direction along said center of road for 115.69 feet to the point of beginning; thence continue northeasterly along said center of the Old Birmingham-Montgomery Highway 215.65 feet; thence 112°00'42" left and in a westerly direction parallel to the south line of said 1/4-1/4 for 967.61 feet thence 91°25' left and in a southerly direction for 200.00 feet; thence 88°35' left and in a easterly direction parallel to the south line of said 1/4-1/4 for 891.84 feet to the point of beginning.

PARCEL II

A parcel of land situated in the southeast quarter of the northwest quarter, Section 12, Township 20 South, Range 3 West, Shelby County, Alabama and being more particularly described as follows: Commence at the southwest corner of the southeast quarter of the northwest quarter, Section 12, Township 20 South, Range 3 West, Shelby County, Alabama and run east along the south line of the SE 1/4 of the NW 1/4 for 1091.30 feet (Deed 1091.42 feet) to a point in the center of the Old Birmingham Montgomery Highway; thence 69° 30' 13" left (Deed 69° 30') and in a northeasterly direction along the center of the Old Birmingham Montgomery Highway 480.00 feet; thence 1° 30' 55" right and in a northeasterly direction along said center of road for 115.69 feet to the point of beginning; thence 112° 00' 42" left and in a westerly direction parallel to the south line of said 1/4-1/4 for 143.14 feet; thence 134° 03' 36" left and in a southeasterly direction for 111.86 feet; thence 29° 39' 54" left and in a southeasterly direction 30.61 feet to a point on the center of the Old Birmingham Montgomery Highway; thence 84° 15' 48" left and run northeasterly along the center of said Old Birmingham Montgomery Highway 95.96 feet to the point of beginning. Containing 7214.45 square feet, more or less.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
STATEMENT WAS FILED

1980 SEP 22 AM 10:47

NO TAX COLLECTED

Thomas W. Brown, Jr.
JUDGE OF PROBATE

Rec. 3.00
Ind. 1.00
4.00

EXHIBIT "A"

BOOK 328 PAGE 627