

1082

STATE OF ALABAMA)

SHELBY COUNTY)

S-80-7

DEED

In consideration of sixty-seven thousand five hundred dollars (\$67,500.00) paid to Mead Land Services, Inc., a corporation, (hereinafter called MLS) by Jerry W. Graves and Mavis C. Graves, (hereinafter called Grantees), the receipt of which MLS hereby acknowledges, MLS does hereby grant, bargain, sell and convey unto the Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama (hereinafter called Real Estate):

northwest quarter of the southwest quarter of
Section 9, Township 21 South, Range 2 West,
Shelby County, Alabama.

ML
10-15-80

This conveyance is made subject to: (1) real estate ad valorem taxes for the tax year ending September 30, 1981; (2) all restrictions, reservations, encroachments, rights, conditions, streets and roads (whether dedicated or undedicated), covenants, leases, rights of way and easements (whether the foregoing are recorded or unrecorded) which affect the Real Estate and, without limiting the foregoing, this conveyance is made subject to all existing electric power lines, telephone lines, gas lines and other pipelines and service lines of any nature, if any, which are now on, over or under the Real Estate, together with the rights to maintain, operate, use and make additions to, or alterations in, the same in the approximate places where now located; (3) all laws, ordinances, regulations, restrictions or orders of any federal, state, county or municipal government or of any public authority, including, without limitation, zoning and any other restrictions imposed by governmental authority, which affect the Real Estate; (4) all conditions which an accurate and complete survey would disclose.

No right of action for damages on account of injuries to the Real Estate or to any buildings, improvements, structures, pipelines, wells, water courses or other sources of water supply now or hereafter located on the Real Estate or to the Grantees or to other occupants or persons in or upon the Real Estate resulting from any past mining operations, or resulting from blasting, dewatering, or the removal by any party at any time heretofore of coal, gas, iron ore, oil, limestone or other minerals or coal, ore, or other mineral seam or other roof or surface supports, in or from the Real Estate or adjoining, adjacent or other lands shall ever accrue to, or be asserted by, the Grantees or by other occupants of the surface of the Real Estate, their successors or assigns, or by anyone else, the surface and surface rights in the Real Estate being hereby made expressly subject to all such injuries from past mining operations. The covenants herein contained constitute covenants, rights and easements running with the land (the Real Estate) as against the Grantees and all persons, firms or corporations now or hereafter holding the surface or surface rights of the Real Estate.

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*Given at Birmingham
17th day of December
1980*

To have and to hold to the Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

In witness whereof, Mead Land Services, Inc., by its Senior Vice President, P. R. Satterwhite, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 23 day of December, 1980.

Attest:

Thomas J. Galloway, Jr.
Its Assistant Secretary

Mead Land Services, Inc.

By *P. R. Satterwhite*
Its Senior Vice President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, Ted M. Turbeville, a Notary Public in and for said County in said State, hereby certify that P. R. Satterwhite, whose name as Senior Vice President of Mead Land Services, Inc., a corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, 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 23 day of December, 1980.

Ted M. Turbeville
Notary Public
NOTARY MUST AFFIX SEAL
Notary Public, Alabama State of Large
My Commission Expires January 1982
Bonded by Western Surety Co. of SD

THIS INSTRUMENT PREPARED BY:
FRANK C. GALLOWAY, JR.
CABANISS, JOHNSTON, GARDNER, DUMAS AND O'NEAL
1900 First National-Southern Natural Bldg.
Birmingham, Alabama 35203

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1980 DEC 31 AM 10:46

Thomas A. Satterwhite
JUDGE OF PROBATE

Deed 67.50
Rec. 3.00
Ind. 1.00
71.50