

Willis T. Miree,

Plaintiff,

vs.

The heirs and representatives of
Kate Fuller; the heirs and repre-
sentatives of Mrs. Claudie Roy;
the heirs and representatives of
Katie Benners Mason; A, B, C, D, E,
F, G, H, I, J, K, L, M, N, and O,
the persons, firms or corporations
who are unknown to the plaintiff but
who have at any time held interest in
the property subject of this com-
plaint; and IN REM against the fol-
lowing described land situated in
Shelby County, Alabama, to wit:
(See attached Exhibit "A" for legal
description)

Defendants.

IN THE CIRCUIT COURT FOR SHELBY COUNTY
ALABAMA - IN EQUITY

CIVIL ACTION NO. CV 81 043 (E)

FINAL DECREE

This cause coming on to be heard on the 24 day of April, 1981 was
submitted for final decree upon the plaintiff's verified Bill to Quiet Title and
upon the pleadings and proof as noted herein, and it appears to the satisfaction
of the Court:

1. That the plaintiff, Willis T. Miree, at the time of the filing of his
Bill to Quiet Title in this cause, claimed in his own right a fee simple title to
and was in the actual peaceable possession of the following described land, lying
in the County of Shelby, State of Alabama and more particularly described as
follows: (see attached Exhibit "A")
2. That at the time of the filing of said Bill no suit was pending to test
his title to, interest in or the right of possession of said land.
3. That his Bill to Quiet Title was and is duly verified and was filed
against said land and any and all of persons claiming any title thereto, interest
in, lien or encumbrance on said land or any part thereof, and was to establish the
right of title to such lands or interest or to clear all doubts and disputes con-
cerning the same and that said Bill to Quiet Title did in all respects comply

903 Mountain Ridge Dr.
Birmingham Ala 35209

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with the provisions of the Code of Alabama, 1975 Title 6-6-561.

4. That the whereabouts of any parties who ever had any interest in same subject premises was unknown to the plaintiff and that he exercised due diligence to ascertain their whereabouts and the facts surrounding any possible claim they might have with regard thereto.

5. That notice of the pendency of said Bill was drawn and signed by the Circuit Clerk of this Court and said Clerk did have such notice published once a week for four consecutive weeks in the Shelby County Reporter, a newspaper having general circulation and published in Shelby County, Alabama, as prescribed by the Rule of this Court, or by Order named in this cause.

6. That a copy of said notice, certified by the clerk, as being correct, was recorded in the Office of the Probate Judge in compliance and in accord with the Code of Alabama.

7. That it has been more than sixty (60) days since the first publication of such notice and the filing of a certified copy of said notice in the Office of the Judge of Probate of said county.

8. That notice person intervened in this cause.

9. That it further appeared from the pleadings and proof that plaintiff did acquire said premises from his mother, Lila W. Miree, and that no other parties but the plaintiff and his mother have been in peaceable possession of said premises for more than thirty (30) years; that plaintiff and/or his mother has paid taxes on said premises for at least ten (10) years; and that plaintiff does now enjoy peaceable possession of said premises.

10. That all the allegations of fact contained in plaintiff's Bill are true.

IT IS THEREFORE, ORDERED, ADJUDGED AND DECREED:

1. That plaintiff is entitled to relief paid for in his Bill to Quiet Title, and that the fee simple title claimed by plaintiff in the above described land has been duly proven.

2. That the plaintiff is the owner of said lands, and has a fee simple title thereto, free of all liens and encumbrances, and that his said title there to be and is hereby established, and that all doubts and disputes concerning the same be and are hereby cleared up.

3. That a certified copy of this decree be recorded in the office of the Judge of Probate of Shelby County, Alabama, and that it be indexed in the name of Willis T. Miree on both the direct index and the indirect index of the record thereof.

4. That the plaintiff pay the costs of these proceedings for which let execution issue.

DONE this 24 day of April, 1981.

Robert R. Armstrong

FILED IN OFFICE THIS THE 24th DAY
OF April, 1981
Kyle Sanford
Clerk of Circuit Court
Shelby County, Alabama

Certified a true and complete copy
Kyle Sanford
Clerk of Circuit Court

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

1981 APR 24 AM 11:28

Thomas A. Shivers, Jr.
JUDGE OF PROBATE

Rec. 6.00
Ind. 1.00
700

EXHIBIT "A"

A parcel of land located in the Southeast Quarter of the Southeast Quarter of Section 5, Township 20 South, Range 3 West in Shelby County, Alabama, being more particularly described as follows: Commence at the southeast corner of Section 5 and run west along the south line of Section 5 for 418.44 feet to the point of beginning of the parcel herein described; Thence 87 Deg. 58 Mins. right and run north along the west line of the Hand property described in Deed Book 227, page 917 for 719.4 feet; thence 92 deg. 02 mins right and run east along the north line of said Hand property for 307.03 feet, more or less, to the southwest line of the L & N Property described in Deed Book 34, page 491; thence 114 deg. 31 mins. 35 sec. left and run northwesterly along said southwesterly line for 240.17 feet, more or less; thence 90 deg. right and run northeasterly along the northwesterly line of said L & N Property for 150.0 feet, more or less, to the southwesterly right-of-way line of the L & N Railroad as described in Deed Book 34, page 428; thence 90 deg. left and run northwesterly along said right-of-way line for 352.83 feet more or less, to the point of intersection of said right-of-way line with the north line of the southeast quarter of the southeast quarter of Section 5; thence 65 deg. 28 mins. 40 sec. left and run west along said north line for 340.29 feet, more or less, to the point of intersection of said north line with the easterly right-of-way line of the Star Cahaba Railroad spur as described in Deed Book 34, page 428; thence 50 deg. 25 mins. 04 sec. left and run southwesterly along said right-of-way for 261.37 feet to the point of beginning of a curve to the left having a radius of 5796.37 feet and a central angle of 0 deg. 58 mins. 48 sec; thence continue southwesterly along the arc of said curve and along said right-of-way for 99.14 feet to the end of said curve; thence continue tangent to said curve and along said right-of-way in a southwesterly direction for 323.40 feet to the beginning of a curve to the left, having a radius of 803.04 feet and a central angle of 13 deg. 22 mins. 20 sec; thence continue southwesterly along the arc of said curve and along said right-of-way for 187.42 feet to the end of said curve; the arc of said curve and along said right-of-way for 97.80 feet to the end of said curve; thence continue at tangent to said curve in a southwesterly direction along said right-of-way for 112.87 feet to the beginning of a curve to the left having a radius of 2237.91 feet and a central angle of 2 deg. 30 min. 14 sec; thence continue southwesterly along the arc of said curve and along said right-of-way for 97.80 feet to the end of said curve; thence continue at tangent to said curve in a southwesterly direction along said right-of-way for 87.38 feet to the beginning of a curve to the right, said curve having a radius of 631.50 feet; thence continue southwesterly along the arc of said curve and along said right-of-way for 183.65 feet, more or less, to the point of intersection of said right-of-way line with the west line of the southeast quarter of the southeast quarter of section 5; thence 33 deg. 04 mins. 19½ sec. left from the chord of the last stated curve and run south along said west line of the SE¼ of the SE¼ for 201.90 feet, more or less, to the southwest corner of said quarter-quarter section; thence 87 deg. 59 mins. left and run west along the south line of section 5 for 907.32 feet to the point of beginning., all in Shelby County, Alabama.

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