

This instrument was prepared by

(Name) William A. Jackson, Attorney

829

(Address) 1734 Oxmoor Road

Birmingham, Alabama 35209

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19811028000114790 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
10/28/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty-Four Thousand Six Hundred and No/100-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Dorothy Abele, an unmarried woman,

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Oak Mountain Church of Christ, a corporation,

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

A parcel of land located in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 6, Township 20 South Range 2 West, Shelby County, Alabama, lying Southwesterly of Oak Mountain Park Road, East of Interstate 65 and North of Old Oak Mountain Park Road, more particularly described as follows: Begin at point of Tangent Station 24 + 01.2, 100 feet left of center line of Relocated Oak Mountain Park Road; thence in a Northwesterly direction, along the present right-of-way of said road, a distance of 279.72 feet; thence 90° left, in a Southwesterly direction, a distance of 113.94 feet to the Easterly right-of-way line of Interstate 65; thence 35° 44' 40" left, in a Southerly direction, along said right-of-way line, a distance of 85.38 feet; thence 01° 24' 10" left, in a Southerly direction, a distance of 348.04 feet to the center line of Old Oak Mountain Park Road; thence 100° 46' 08" left, in a Northeasterly direction, along said center line, a distance of 334.0 feet to the beginning of a curve to the right, said curve having a radius of 256.0 feet and a central angle of 59° 20' 12"; thence along arc of said curve, in a Southeasterly direction, a distance of 265.12 feet to end of said curve; thence continue, in a Southeasterly direction, a distance of 7.44 feet to the present right-of-way line of Oak Mountain Park Road, said point being on a curve to the left, said curve having a radius of 866.97 feet and a central angle of 31° 50' 42"; thence 159° 04' 32" left, measured to tangent of said curve; thence along arc of said curve, in a Northwesterly direction, a distance of 481.86 feet to the point of beginning.

EXCEPT a 50 x 85.52 feet lot belonging to the City of Pelham, as recorded in Deed Book 313, Pages 664 and 665, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record and Exhibit "A" attached hereto and made a part hereof.

\$44,600.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs 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, ~~her heirs and assigns~~ its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 14th day of October, 1981.

(Seal)

(Seal)

(Seal)

Dorothy Abele

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dorothy Abele, an unmarried woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 14th day of October, A. D., 1981.

HARRISON, JACKSON & LEE

1734 Oxmoor
Birmingham, AL 35209

Public.

ADDITIONAL PROVISIONS

I. Purchaser understands and agrees that Seller owns other parcels of real estate in the general vicinity of the real estate which is the subject of this contract, such other parcels being generally described as Parcels ^{Shelby Co. AL} A, C, D and E on Exhibit One to this contract. Purchaser further understands and agrees that Seller is considering the sale of one or more of these other parcels, and Purchaser, as a condition of this contract, hereby forever warrants, agrees and covenants that neither the Purchaser, nor its heirs, successors, assigns or lessees will object, oppose, or otherwise interfere with in any manner, the sale or use (present or future) of any one or more of such other parcels, or any part thereof. Purchaser agrees that the Seller may specifically enforce the provisions of this paragraph. The provisions of this paragraph shall survive the closing and delivery of the deed under this contract, and the substance hereof shall be included in the deed to the real estate conveyed pursuant to this contract.

Initialed by:

19811028000114790 Pg 2/2 .00
Shelby Cnty Judge of Probate, AL
10/28/1981 00:00:00 FILED/CERTIFIED

J. T. N.
Purchaser

2. L. N. SWB.
RDS

[Signature]
Seller

This Exhibit "A" is attached to that certain deed from Dorothy Abele, grantor, to Oak Mountain Church of Christ, a corporation, grantee.

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

1981 OCT 28 AM 9:10

Thomas P. [Signature]
JUDGE OF PROBATE

See Mtg. 416-533
Deed tax 10⁰⁰
Rec. 3⁰⁰
Ind. 1⁰⁰
14⁰⁰