19811214000131390 Pg 1/4 .00
Shelby Cnty Judge of Probate,AL
12/14/1981 00:00:00 FILED/CERTIFIED

This instrument was prepared by

(Name) WILLIAM J. WYNN, ATTORNEY AT LAW 334

(Address) 2850-F Highway 31 South, Pelham Mall, Pelham, Alabama 35124

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

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

That in consideration of THIRTY-EIGHT THOUSAND NINE HUNDRED THIRTY 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, JOHN W. ROUNTREE, JR. AND WIFE, ROSLYN ROUNTREE, "Roslyn Rountree is one and the same person as Rosalind Rountree".

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

Mental Health Board of Chilton & Shelby County, Inc.

(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 lying and being situated in the S½ of the S½ of the Northwest ¼, Sec. 11, Twp. 24-N, Range 13-East, Shelby County, Alabama, described as follows: From the SW corner of Section 11, run North along the west section line for 2682.5 feet to a post marking the NW corner of the LAJOUX lot, and the point of beginning of subject parcel of land; from said point thus established, continue to run North along the west section line (a fence) for 644 feet to an iron pin marking the northwest corner of the S½ of the SW¼ of the NW¼; thence run East along the north line of said ½-¼-¼ section for 1312 feet to a point on a fence; thence run South along said fence for 15 feet to an iron pin heretofore established marking the SW corner of the SEAL lot; thence deflect left 92°13' and run easterly along the south line of said SEAL lot for 245 feet to a point on the westerly right of way line of U.S. Hwy. No. 31; thence run southwesterly along said highway right of way line for 681 feet to the Southeast corner of subject lot; thence deflect right 83°17' and run westerly for 1092.5 feet to a point where said line is intersected by a blue painted line; continue thence westerly along said blue painted line (a slight meander) for 335 feet, more or less, and back to the point of beginning, and containing 22.9 acres, more or less.It being the intention of this map to describe that certain parcel of land previously known as HOLCOMB LAND, all lying and being situated in the South ½ of the Northwest ¼, Sec. 11, Twp. 24-N, Range 13-E, Shelby County, Alabama, being bounded on the North by lands of WATTS and SEAL, on the East by U.S. Hwy. N. 31, and on the South by lands of MITCHELL, AVERY, WATTS AND LAJOUX, and on the West by lands of LAJOUX.

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SUBJECT TO: 1. Ad valorem taxes due and payable October 1, 1982.
2. Transmission line permits and rights-of-way of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs 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, their heirs and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 9th day of December, 19 81.

(Seal) X John W. Rountree (Seal)
JOHN W. ROUNTREE, JR.
(Seal) X Roslyn Rountree (Rosalind Rountree) (Seal)
ROSLYN ROUNTREE
(Seal) (Seal)

VIRGINIA
STATE OF ~~XXXXXXXX~~
COUNTY } General Acknowledgment

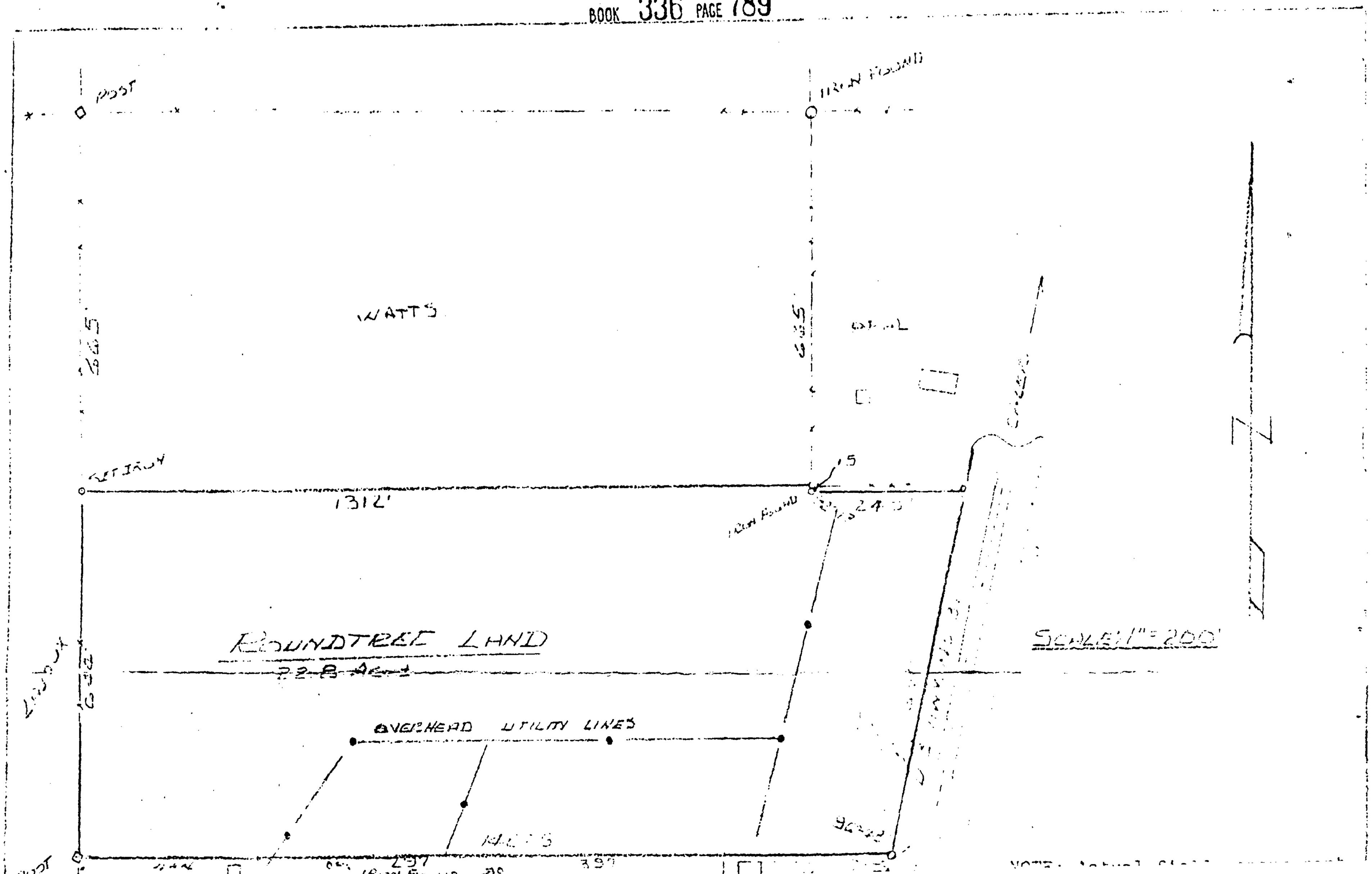
I, the undersigned, a Notary Public in and for said County, in said State hereby certify that JOHN W. ROUNTREE, JR. AND WIFE, ROSLYN ROUNTREE whose name are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of December, A. D., 1981.

X Barbara J. Allen
Notary Public

BARBARA J. ALLEN NOTARY PUBLIC COMMONWEALTH OF VIRGINIA

WJ Wynn
2850 F Highway 31 So


POST
IRON FOUND
WATTS
1312'
ROUNDTREE LAND
SCALE: 1" = 200'
OVERHEAD UTILITY LINES
297
397

[illegible] by Mr. [illegible], [illegible] adjacent for numerous years.

See U.S.G.S. 30. Quadrangle maps "Ozan and Montevallo". 1950, Map Book 3, page 4, Probate Office, Bap of South Colera.

NOTE: Overhead utility lines on subject lot.

DESCRIPTION: A parcel of land lying and being situated in the SE of the S½ of the Northwest ¼, Sec. 11, Twp. 24-N, Range 13-East, Shelby County, Alabama, described as follows: From the SW corner of Section 11, run North along the west section line for 2633.5 feet to a post marking the NW corner of the LAJOUX lot, and the point of beginning of subject parcel of land; from said point thus established, continue to run North along the west section line (a fence) for 644 feet to an iron pin marking the northwest corner of the S½ of the SW¼ of the NW¼; thence run East along the north line of said ¼-¼-¼ section for 1312 feet to a point on a fence; thence run South along said fence for 15 feet to an iron pin heretofore established marking the SW corner of the SEAI lot; thence deflect left 92°-13' and run easterly along the south line of said SEAI lot for 245 feet to a point on the westerly right of way line of U. S. Hwy. No. 31; thence run southwesterly along said highway right of way line for 681 feet to the Southeast corner of subject lot; thence deflect right 83°-17' and run westerly for 1092.5 feet to a point where said line is interrupted by a blue painted line; continue thence westerly along said blue painted line (a slight meander) for 335 feet, more or less, and back to the point of beginning, and containing 22.9 acres, more or less. It being the intention of this map to describe that certain parcel of land previously known as [illegible], all lying and being situated in the South ½ of the Northwest ¼, Sec. 11, Twp. 24-N, R-13-E, Shelby County, Alabama, being bounded on the North by lands of WATTS and SEAI, on the East by U.S. Hwy. No. 31, and on the South by lands of MITCHELL, AVERY, WATTS AND LAJOUX, and on the West by lands of LAJOUX.

the point of beginning, and containing 22.9 acres, more or less. It being the intention of this map to describe that certain parcel of land previously known as [illegible], all lying and being situated in the South ½ of the Northwest ¼, Sec. 11, Twp. 24-N, R-13-E, Shelby County, Alabama, being bounded on the North by lands of WATTS and BEAI, on the East by U.S. Hwy. No. 11, and on the South by lands of MITCHELL, AUBRY, WATTS AND LAMOUX, and on the West by lands of LAMOUX.

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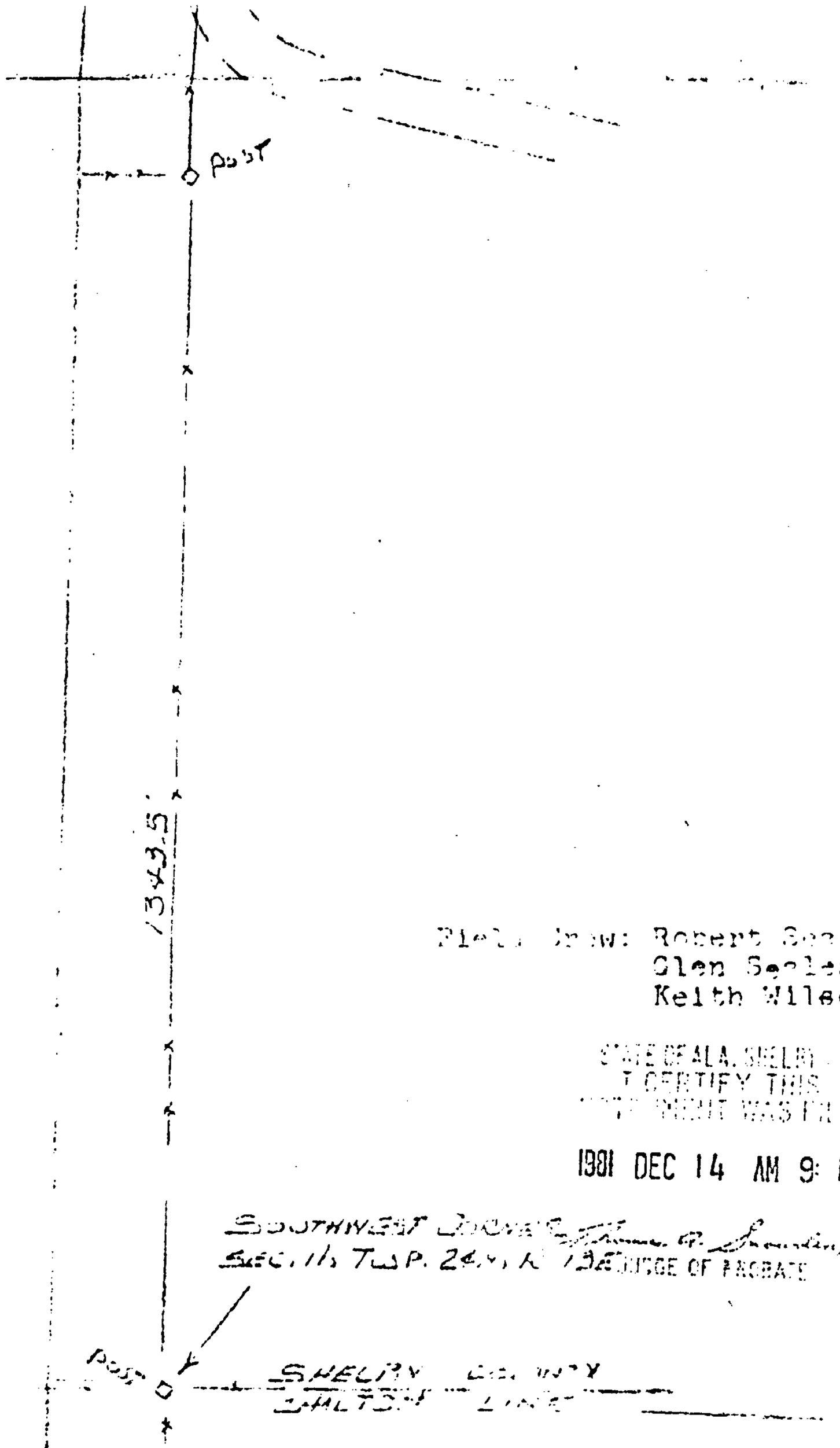

STATE OF ALABAMA

COUNTY OF SHELBY

I hereby certify that the within map is a true and correct plat of the within described land, according to points found in place on the date of said survey. I further certify that said survey is a correct map of said land that was surveyed by me or under my direction and related lines and that have been [illegible] present owners and their predecessors in title for a number of years.

This survey was made prior to [illegible] and was prepared by me as of [illegible].

Field Crew: Robert Seales
Glen Seales
Keith Wilson

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

1981 DEC 14 AM 9:19

Deed TAX 39.00
Rec 6.00
Ind 1.00
46.00

JUDGE OF PROBATE

Thomas D. Conn, Registered Land Surveyor
Alabama Registration Number 1[illegible]
Office: 103 2nd Avenue
Clanton, Al. 35045
Mailing Address: P. O. Box [illegible]
Clanton, Al. 35045

SOUTHWEST CORNER [illegible]
SEC. 11, TWP. 24-N, R-13-E

1981121400013139O Pg 4/4 .00
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