

THIS INSTRUMENT PREPARED BY DALE N. RICHEY, STATE DIRECTOR, FARMERS HOME ADMINISTRATION, UNITED STATES DEPARTMENT OF AGRICULTURE, ROOM 717, ARONOV BUILDING, 474 SOUTH COURT STREET, MONTGOMERY, AL 36104

731

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT the United States of America, for and in consideration of the sum of Twenty Thousand Five Hundred and No/100 Dollars, (\$20,500.00), the receipt whereof is hereby acknowledged, does hereby remise, release, quitclaim and convey unto Michael J. Ingram and Karen Ingram, as joint tenants with the right of survivorship, all its rights, title, claim, interest, equity and estate in and to the following described lands lying in the County of SHELBY, State of Alabama, to-wit:

From the SW corner of the NW 1/4 of the NW 1/4 of Section 28, Township 21 South, Range 1 West, run North along the West line of said 1/4 1/4, a distance of 417.41 feet; thence right 85 deg. 13' a distance of 111.15 feet to the point of beginning; thence right 1 deg. 28' a distance of 186.06 feet to a point at the intersection of the South right of way line of Ala. Hwy. No. 70 and the West right of way line of Old Cameron Road; thence Southwardly along the West right of way line of Old Cameron Road a distance of 265 feet, more or less; thence right in a Northwesterly direction a distance of 201.94 feet to the point of beginning.

Situated in Shelby County, Alabama.

Subject to utility easements and road rights of way of record.

Subject to transmission line permit to Alabama Power Company recorded in the Probate Office of Shelby County, Alabama in Deed Book 130, page 225.

Grantors herein reserve a 15 foot easement for right of way purposes over the above described property, said easement is located along the Northern boundary of said property adjacent to the right of way of Ala. Hwy. 70 as shown on that certain survey of March 31, 1980 as done by Evander E. Peavy.

Subject, however, to all easements and rights-of-way upon, across or through the above-described lands as heretofore have been granted by the United States of America or its predecessors in title.

TO HAVE AND TO HOLD the same unto the said grantees and, upon the death of either of them, then to the survivor, and to the heirs and assigns of such survivor, in fee simple, forever.

IN TESTIMONY WHEREOF, the United States of America has caused these presents to be executed this 14th day of May, 1982, pursuant to the authority contained in Title 7, Code of Federal Regulations, Part 1800.

UNITED STATES OF AMERICA

By:

DALE N. RICHEY
State Director
Farmers Home Administration
United States Department of Agriculture

Harrison & Cowell

STATE OF ALABAMA)
COUNTY OF MONTGOMERY)

ACKNOWLEDGMENT

I, SHARON H. ALEXANDER, a Notary Public in and for said County in said State, hereby certify that DALE N. RICHEY, whose name as State Director of the Farmers Home Administration, United States Department of Agriculture, 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, in HIS capacity as State Director of the Farmers Home Administration, United States Department of Agriculture, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 14th day of MAY, 19 82.

(NOTARIAL SEAL)

My Commission Expires:

12/10/84

Sharon H. Alexander
Notary Public
State of Alabama at Large

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1982 MAY 21 AM 11:31

Thomas G. Snowden, Jr.
JUDGE OF PROBATE

deed tax - 20.50
Re. 300
100
24.50

Grantees Address:
Michael J. Ingram and Karen Ingram
Route 2, Box 228-A
Columbiana, Alabama 35051

Book 339 page 890 A