

THIS INSTRUMENT PREPARED BY: 1100

William O'Neal Whitt, Jr.
#2 Office Park Circle
Birmingham, Alabama 35223

DEED, STATUTORY WARRANTY

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS

BIBB COUNTY)

That for and in consideration of Forty-two Thousand One Hundred Thirty-seven and 50/100 Dollars (\$42,137.50) to the undersigned grantors, A. E. Burgess and wife, Mary Ruth Burgess, in hand paid by Post Welding Supply Company, the receipt whereof is acknowledged, we, the said A. E. Burgess and wife, Mary Ruth Burgess, do grant, bargain, sell and convey unto the said Post Welding Supply Company, the following described real estate, situated in Bibb County, Alabama, to-wit:

WHISPERING PINES FARMS

PARCEL 14

A parcel of land containing 33.71 acres, more or less, located in the SW-1/4 of the NE-1/4 and the SE-1/4 of the NE-1/4 of Section 11, Township 21 South, Range 5 West, Bibb and Shelby County, Alabama, described as follows: Commence at the Southwest corner of said SE-1/4 of the NE-1/4 and run North 86 degrees 52 minutes East along the South boundary of said 1/4-1/4 section 676.78 feet to a property corner; thence run North 03 degrees 48 minutes West 1329.80 feet to the intersection of the North boundary of said SE-1/4 of the NE-1/4; thence run South 86 degrees 54 minutes West along said North boundary 1117.68 feet; thence run South 01 degrees 32 minutes East 163.25 feet; thence run South 02 degrees 51 minutes East 516.35 feet; thence run South 06 degrees 08 minutes East 419.14 feet; thence run South 07 degrees 52 minutes East 224.17 feet to the intersection of the South boundary of said SW-1/4 of the NE-1/4; thence run North 86 degrees 52 minutes East along the South boundary of said 1/4-1/4 section 408.63 feet to the point of beginning, subject to an easement for the purpose of access to other lands adjacent to and in the vicinity hereof, said easement being described as a strip of land fifteen (15) feet in width running and being along and parallel to the West boundary of the aforescribed lands and containing .46 acres, more or less, together with an easement for the purpose of access hereto described as follows, to-wit: An easement 30 feet in width beginning at the North right of way of Bibb County Highway No. 12, whose centerline is described as follows: Commence at a point on the North right of way of Bibb County Highway No. 12, said point being South 75 degrees 09 minutes West 838.92 feet of the intersection of the Shelby-Bibb County line and the North right of way of said highway; thence run North 09 degrees East 131.05 feet; thence run North 22 degrees 28 minutes East 181.17 feet; thence run North 31 degrees 47 minutes East 285.53 feet; thence run North 28 degrees 07 minutes East 312.58 feet; thence run North 07 degrees 52 minutes West 794.43 feet; thence run North

BOOK 348 PAGE 658

Judge of Probate Bibb Co.

This conveyance is made subject to:

(1) Taxes due in the year 1983, a lien but not yet payable.

(2) Title to all mineral and mining rights together with all rights incident thereto.

(3) Oil, gas and mineral lease dated 6-5-81 in favor of Jack E. Klinger recorded in Book 339, Page 543, and assigned to Sohio Petroleum Co. in Misc. Book 50, Page 507.

(4) Easement to Colonial Pipe Line Company recorded in Book 53, Page 29; Deed Book 54, Page 104; Deed Book 64, Page 267 and Deed Book 92, Page 633.

(5) Oil, gas and mineral lease from A. E. Burgess et ux to Jack E. Klinger dated 6-5-81 and recorded in Deed Book 113, Page 189.

(6) Easements granted Plantation Pipeline Company recorded in Deed Book 54, Page 104; Deed Book 63, Page 531 and Deed Book 64, Page 267.

Grantors reserve all oil, gas, coal, iron, sulphur and all other mineral rights together with all rights incidental thereto.

To have and to hold the said above described property unto the said Party of the Second Part, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and unto their heirs and assigns forever.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 14th day of July, 1983.

A. E. Burgess
A. E. BURGESS

Mary Ruth Burgess
MARY RUTH BURGESS

STATE OF ALABAMA)

BIBB COUNTY)

I, the undersigned authority, a Notary Public in and for said county, in said state, hereby certify that A. E. Burgess and wife, Mary Ruth Burgess, whose names 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 14th day of July, 1983.

Patricia P. Lumpkin
Notary Public

My Commission Expires January 5, 1986

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

1983 JUL 27 AM 9:49

Thomas A. Shumaker, Jr.
JUDGE OF PROBATE

Deed TAX 42.50
Rec 3.00
1.00
46.50