

This instrument was prepared by Phillip Wells on behalf of the trust account administered by AmSouth Bank, National Association, P. O. Box 11426, Birmingham, Alabama 35202.

APR. VALUE
\$ 47,500⁰⁰

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars cash in hand paid by United States of America to AmSouth Bank, National Association, (formerly The First National Bank of Birmingham) as Executor under the will of Herman E. Huppert, deceased, (hereinafter called Grantor), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said United States of America (hereinafter called Grantee), all right, title, interest and claim in or to the following described real estate lying and being situated in Shelby County, Alabama, to-wit:

A tract of land located in the West Half of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 1, Township 20 South, Range 2 West, Shelby County, Alabama and being more particularly described as commencing at the SW corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 1; thence South 88 deg. 42 min. East along the South line of said forty, 330.0 feet; thence north 1 deg. 43 min. East 630.0 feet to the place of beginning; thence from the place of beginning North 1 deg. 43 min. East 690.0 feet to the North side of an unpaved road and the North line of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 1; thence South 88 deg. 42 min. East along the North line of said forty 330.0 feet; thence South 1 deg. 43 min. West and parallel to the West line of said forty, 690.0 feet; thence North 88 deg. 42 min. West and parallel to the North line of said forty, 330.0 feet to the place of beginning.

Subject to a 20 foot easement for a public road and/or utilities across the North boundary of said property and a 15 foot easement for a road and/or utilities across the West boundary of said property.

It is specifically understood and agreed that the Grantor has executed this conveyance subject to:

1. Ad Valorem taxes due and payable October 1, 1984, which the Grantee herein agrees to assume and pay.
2. Existing rights of way, encroachments, party walls, building restrictions, zoning, recorded and/or un-recorded easements, deficiency in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundary lines, or any matters not of record, if any, which would be disclosed by an inspection and survey of the property.

TO HAVE AND TO HOLD unto the said Grantee, its successors and assigns forever.

This instrument is executed without warranty or representation of any kind on part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.



LEON F. KELLY, JR.
ASSISTANT UNITED STATES ATTORNEY
NORTHERN DISTRICT OF ALABAMA

This instrument is executed by the undersigned solely in the representative capacity named herein, and neither this instrument nor anything herein contained shall be construed as creating any indebtedness or obligation on the part of the undersigned in their individual or corporate capacities, and the undersigned expressly limit their liability hereunder to the property now or hereafter held by them in the representative capacity named.

IN WITNESS WHEREOF, AmSouth Bank, National Association, as Executor under the will of Herman E. Huppert, deceased, has caused these presents to be executed in its name and on its behalf and in its capacity as Executor, as aforesaid, on this the 25th day of January, 1984.

ATTEST:

AmSouth Bank, National Association, as
Executor under the will of Herman E.
Huppert, deceased

BY: *Phillip Wells*

Assistant Vice-President and
Trust Real Estate Officer

BY: *D. A. Ferguson*

Vice-President and
Trust Real Estate Officer

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that D. A. Ferguson and Phillip Wells whose names as Vice-President and Trust Real Estate Officer and Assistant Vice-President and Trust Real Estate Officer, of AmSouth Bank, National Association, as Executor under the will of Herman E. Huppert, deceased, 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 said conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said association, acting in its capacity as Executor as aforesaid.

Given under my hand and official seal this 25th day of January, 1984.

Patricia E. Brewer
Notary Public

My Commission Expires 7-21-84

1984 FEB 17 3:23

Deed Tax - 47.50
Rec. 3.00
Ind. 1.00
51.50