

STATE OF ALABAMA
SHELBY COUNTY

A-F-F-I-D-A-V-I-T

Before me, the undersigned authority, in and for said County and State, personally appeared Maggie Otis Dennis, who, being known by me first duly sworn, deposes and says as follows:

I, Maggie Otis Dennis, am a resident of the City of Montevallo, in Shelby County, Alabama, and am over the age of 21 years. I have been acquainted with the occupation, use and possession of the following described property for 52 years:

See Description attached hereto as Exhibit "A"

This property was purchased by Mr. Mack Dennis in 1932 and he lived on this property until his death in March, 1981. I was married to Mack Dennis in 1920 and we lived together as husband and wife until the time of his death. My husband died testate and was survived by myself and three children, Robert Dennis, Cecil Dennis, and Willie Dennis Blankenship, all being over the age of 21 years.

I have assessed said property for taxes and paid taxes on the same for each and every year that I have owned the same. No other person, firm or corporation has paid taxes on said property other than the present owners and their predecessors in title.

Further deposing, affiant says that at the present time I own said land in fee simple, and that said land has been owned by me or my predecessors in title, and has been occupied by us actually, exclusively, openly, notoriously, hostilely and continuously and affiant has never heard the title of the present owners or predecessors in title questioned in any way, and the affiant has never heard of any boundary line disputes regarding the said property.

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Further deposing, affiant says that the above named surviving issue of Mack Dennis, being his sole heirs at law, have conveyed any interests they may have had in the said property to me and that said conveyances are of record in the Office of the Probate Judge of Shelby County, Alabama.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 15th day of November, 1984.

Maggi D Dennis
Affiant

Sworn to and subscribed before me on this the 15th day of November, 1984.

Jan Allen

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EXHIBIT "A"

Two parcels of land located in the North 1/2 of the NW 1/4 of Sec. 3, Twp 24 N., R 12 E, Shelby County, Alabama, more particularly described as follows:

PARCEL ONE:

Commence at the point of intersection of the centerline of Southern Railway with the culvert, as constructed, just West of the concrete bridge that carries Highway 25 over said Railroad; thence Northeasterly along said centerline for 336 feet; thence left 97 deg. 05 min. in a Northwesterly direction 108.40 feet to intersection with the Northwest ROW of Spring Creek Road, said intersection being the point of beginning; thence continue Northwesterly along same line 359.00 feet to an old 4" concrete corner marker at the base of 24" cedar tree; thence left 121 deg. 27 min. in a Southwesterly direction 265.88 feet to an old 4" concrete marker near a 28" locust tree; thence right 49 deg. 00' in a Westerly direction 86 feet, more or less, to the Easterly edge of Shoal Creek; thence Southerly along said Easterly edge 110 feet, more or less, to intersection with the Northeast ROW of said Highway 25; thence Southeasterly along the Northeast ROW 190 feet, more or less, to intersection with said North ROW of Spring Creek Road; thence Northeasterly along said North ROW of Spring Creek Road 269.50 feet, more or less, to the point of beginning.

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PARCEL TWO:

Begin at the intersection of the Southwest ROW of Highway 25 with the South edge of Shoal Creek; thence Southeasterly along said Southwest ROW 170 feet, more or less, to the North ROW of a road thence in a Westerly direction along said North ROW 100.00 feet; thence in a Northerly direction along an old fence line 75 feet, more or less, to the point of beginning.

Situated in Shelby County, Alabama.

According to survey of W.M. Varnon, Reg. No. 9324, dated November 2, 1984.

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

1984 NOV 15 PM 3 16

Thomas A. Saunders, Jr.
JUDGE OF PROBATE

Rec. 750
Ind. 100
850