

SEND TAX NOTICE TO:

(Name) Shelby Electric Machinery Co., Inc.
Rt. 1, Box 256
(Address) Columbiana, Alabama 35051

1212

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-64

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighty-five and 71/100 (\$85.71) -----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Clara Moore Sellers, a widow

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

Shelby Electric Machinery Co., Inc., a corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Property hereby conveyed is described on Exhibit "A" which is attached hereto and made part and parcel hereof as fully as if set out herein which said Exhibit "A" is signed for identification by grantor.

Grantor intends to convey to the grantee all of his/her right, title, and undivided interest in the herein above described property.

The property conveyed hereby consists of no part of the homestead of the grantor or the grantor's spouse.

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, I have hereunto set my hands(s) and seal(s), this 22nd day of January, 1985

.....(Seal)

Clara Moore Sellers (Seal)
Clara Moore Sellers

.....(Seal)

.....(Seal)

.....(Seal)

.....(Seal)

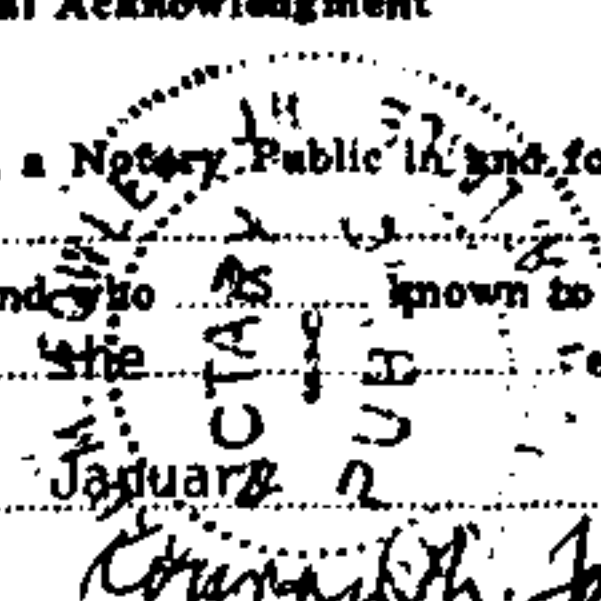
STATE OF ALABAMA
SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Clara Moore Sellers, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of January, 1985



Notary Public.

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EXHIBIT "A"

Commence at the Northwest corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 14, Township 21 South, Range 2 West, thence run South along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section, a distance of 49.17 feet to the point of beginning; thence turn an angle of 110 deg. 05 min. 57 sec. to the left and run a distance of 109.80 feet; thence turn an angle of 3 deg. 01 min. 39 sec. to the right and run a distance of 113.80 feet; thence turn an angle of 5 deg. 26 min. 23 sec. to the right and run a distance of 73.61 feet; thence turn an angle of 6 deg. 10 min. 59 sec. to the right and run a distance of 141.77 feet; thence turn an angle of 17 deg. 16 min. 03 sec. to the right and run a distance of 187.90 feet; thence turn an angle of 7 deg. 57 min. 02 sec. to the right and run a distance of 178.16 feet; thence turn an angle of 2 deg. 38 min. 29 sec. to the right and run a distance of 94.08 feet to the North right of way line of Shelby County Hwy. No. 26; thence turn an angle of 157 deg. 06 min. 07 sec. to the right and run along said Hwy. R/W a distance of 244.23 feet; thence turn an angle of 00 deg. 34 min. 38 sec. to the left and continue along said Hwy. R/W a distance of 193.97 feet; thence turn an angle of 1 deg. 50 min. 13 sec. to the left and continue along said Hwy. R/W a distance of 161.11 feet; thence turn an angle of 1 deg. 55 min. 22 sec. to the left and continue along said Hwy. R/W a distance of 265.56 feet, to the West line of said SW $\frac{1}{4}$ of the NW $\frac{1}{4}$; thence turn an angle of 94 deg. 49 min. 28 sec. to the right and run North along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section, a distance of 71.31 feet, to the point of beginning. Situated in the W $\frac{1}{2}$ of the NW $\frac{1}{4}$, Section 14, Township 21 South, Range 2 West, Shelby County, and containing 1.94 acres, being all that part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 14, Township 21 South, Range 2 West, and all that part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 14, Township 21 South, Range 2 West, lying North of the right of way line of Shelby County Highway 26 and South of the old unpaved Saginaw Cut-Off Road.

SIGNED FOR IDENTIFICATION:

Clara Moore Sellers

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

1985 JAN 23 PM 3:46

Thomas J. Thompson
JUDGE OF THE COURT

RECORDING FEES

Mortgage Tax	\$	<u> </u>
Deed Tax		<u>1.50</u>
Mineral Tax		<u> </u>
Recording Fee		<u>5.00</u>
Index Fee		<u>1.00</u>
TOTAL	\$	<u>6.50</u>