

IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA

SHELBY COUNTY, ALABAMA, a
political subdivision of
the State of Alabama,

CASE NO. CV-86-205

Plaintiff,

vs.

Ricky Wayne Seale and
Gulf States Paper Corpora-
tion, a corporation,

Defendants.

LIS PENDENS

TO: EACH OF THE ABOVE NAMED DEFENDANTS AND ALL OTHER PERSONS,
FIRMS or CORPORATIONS

You are hereby notified that on the 30th day of May, 1986, the plaintiff filed in the Circuit Court of Shelby County, Alabama, Case No. CV-86-205, a complaint alleging that the hereinafter described property has been improperly subdivided by the defendants in violation of Subdivision Regulations adopted by Shelby County Planning Commission on, to-wit, June 18, 1984 and approved by the Shelby County Commission on, to-wit, June 25, 1984 which said Subdivision Regulations were subsequently amended by Shelby County Planning Commission and the amendments were approved by the Shelby County Commission on, to-wit, April 15, 1986, and in violation of Act No. 82-693 as amended by Act No. 84-454, and praying that said defendants be enjoined from selling or conveying any part or parcel of said property in violation of said subdivision regulations and said Act Nos. 82-693 and 84-454 and claiming other relief.

Said land being situated in Shelby County, Alabama and more particularly described as follows:

Property described on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein.

FRANK ELLIS, JR.


Attorney for Plaintiff

WALLACE, ELLIS, HEAD & FOWLER
P. O. Box 587
Columbiana, Alabama 35051

BOX 076 PAGE 508

Exhibit "A"

Page 1 of 2
This instrument prepared by:

999

\$500.00

Name: Norman W. Lipscomb
Address: 1400 River Road, N.E.
Tuscaloosa, Alabama, 35404
Source of Title:
Book: _____ Page: _____
Book: _____ Page: _____

QQ	Q	SEC	T	R

STATE OF ALABAMA)
SHELBY COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the exchange of like kind lands conveyed by RICK SEALE to GULF STATES PAPER CORPORATION, the receipt of which is hereby acknowledged, the undersigned GRANTOR, GULF STATES PAPER CORPORATION, has this day bargained and sold and by these presents does hereby grant, bargain, sell and convey unto RICK SEALE, the following described tracts or parcels of land lying and being in Shelby County, Alabama and more particularly founded and described as follows:

SURFACE RIGHTS ONLY TO:

A part of the NW 1/4 of Section 35, Township 24 North, Range 15 East, Shelby County, Alabama, said parcel being more particularly described as follows: As a point of beginning start at the NW corner of Section 35; thence run East and along the North boundary of Section 35 for a distance of 597.57 ft. to an Alabama Power Co. Mon. stamped 69B500 on the West bank of Shack Branch on Lay Lake; thence run South, West and East and along the shore of Shack Branch to the South boundary of Lot 32 of the Waxa Subdivision; thence East along the South boundary of Lot 32 to the West right-of-way margin of Waxa road; thence South and West along the West and North right-of-way margin of Waxa road to its intersection with the North right-of-way margin of an unnamed County Road having a 60 ft. right-of-way; thence West and North and along the North and East margin of said road to its intersection with the West boundary of Section 35; thence North along the West boundary of Section 35 for a distance of 737.49 ft. to the point of beginning.

SUBJECT TO all planning, zoning, health and other governmental regulations, if any, affecting subject property.

SUBJECT TO all rights-of-ways and easements that may be of record or in evidence through use.

GRANTOR RESERVES unto itself, its successors or assigns, all oil, gas, mineral and mining rights that it may own.

TO HAVE AND TO HOLD, the aforegranted premises to the said RICK SEALE, his heirs and assigns forever.

Notary to: Wade Morton

BOOK 076 PAGE 509

BOOK 072 PAGE 171

IN WITNESS WHEREOF, the said GULF STATES PAPER CORPORATION has hereunto set its signature by F. T. Hixon, its General Manager, Narrwood Group, who is duly authorized on this the 14th day of May, 1986.

GULF STATES PAPER CORPORATION

By: F. T. Hixon
F. T. Hixon, General Manager
Narrwood Group

STATE OF ALABAMA)
TUSCALOOSA COUNTY)

I, Sandra Garner, a Notary Public in and for said county, in said state, hereby certify that F. T. Hixon, whose name as General Manager, Narrwood Group, of GULF STATES PAPER CORPORATION, a corporation, 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, he as such officer and with full authority executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 14th day of May, 1986.

Sandra Garner
Notary Public SANDRA GARNER
NOTARY PUBLIC
Alabama State at Large
My Commission Expires
April 24, 1988

Ad Valorem Tax Notice regarding the subject real estate, should be delivered to:

Rick Seale
2320 Old Rocky Ridge Road
Birmingham, Al. 35216

RECORDING FEES	
Recording Fee	\$ <u>7.50</u>
Index Fee	<u>1.00</u>
TOTAL	\$ <u>8.50</u>

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1986 JUN 13 PM 1:09

Thomas A. Lawrence
JUDGE OF PROBATE