

1770

STATE OF ALABAMA )

COUNTY OF SHELBY )

TRACT NO. 1

FEE SIMPLE  
 WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the sum of \$1,045.00 dollars, cash in hand paid to the undersigned by the State of Alabama, the receipt of which is hereby acknowledged, we (I), the undersigned, grant- or(s), Mayonice Walton, a single woman, have (has) this day bargained and sold, and by these presents do hereby grant, bargain, sell and convey unto the State of Alabama the following described property, lying and being in Shelby County, Alabama, and more particularly described as

follows: and as shown on the right of way map of Project No. F-478(1) as recorded in the Office of the Judge of Probate of Shelby County, Alabama:

PARCEL NO. 1 of 3: Commencing at the northwest corner of the SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 34, T-21-S, R-2-W; thence southerly along the west line of said SW $\frac{1}{4}$  of SW $\frac{1}{4}$  a distance of 125 feet, more or less, to a point that is 60 feet north-easterly of and at right angles to the centerline of Project No. F-478(1) and the point of beginning of the property herein to be conveyed; thence easterly along a curve to the left (concave northerly) having a radius of 5706.42 feet, parallel with the centerline of said project, a distance of 360 feet, more or less, to a point that is 60 feet northeasterly of and at right angles to the centerline of said project at Station 30+00; thence turn an angle of 90° 00' to the left and run a distance of 10 feet; thence easterly along a curve to the left (concave northerly) having a radius of 5696.42 feet, parallel with the centerline of said project a distance of 270 feet, more or less, to the east property line; thence southerly along said east property line a distance of 30 feet, more or less, to the present north right-of-way line of Alabama Highway No. 70; thence westerly along said present north right-of-way line a distance of 632 feet, more or less, to the west line of said SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , the west property line; thence northerly along said west property line a distance of 21 feet, more or less, to the point of beginning.

Said strip of land lying in the SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 34, T-21-S, R-2-W and containing 0.349 acres, more or less.

PARCEL NO. 2 of 3: Commencing at the southwest corner of the SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 34, T-21-S, R-2-W; thence northerly along the west line of said SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , the west property line a distance of 1070 feet, more or less, to a point that is 55 feet southwesterly of and at right angles to the centerline of Project No. F-478(1) and the point of beginning of the property herein to be conveyed; thence continuing northerly along said west property line a distance of 15 feet, more or less, to the present south right-of-way line of Alabama Highway No. 70; thence easterly along said present south right-of-way line a distance of 630 feet, more or less, to the east property line; thence southerly along said east property line a distance of 25 feet, more or less, to a point that is 65 feet southerly of and at right angles to the centerline of said project; thence westerly along a curve to the right (concave northerly) having a radius of 5831.42 feet, parallel with the centerline of said project a distance of 280 feet, more or less, to a point that is 65 feet southerly of and at right angles to the centerline of said project at Station 30+00; thence turn an angle of 90° 00' to the right and run a distance of 10 feet; thence westerly along a curve to the right (concave northerly) having a radius of 5821.42 feet, parallel with the centerline of said project a distance of 355 feet, more or less, to the point of beginning.

Hardin & Hollis

Said strip of land lying in the SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 34, T-21-S, R-2-W and containing 0.281 acre, more or less.

PARCEL NO. 3 of 3: Commencing at the southeast corner of the SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 34, T-21-S, R-2-W; thence westerly along the south line of said SW $\frac{1}{4}$  of SW $\frac{1}{4}$  a distance of 315 feet, more or less, to the west property line; thence northerly along said west property line a distance of 1020 feet, more or less, to a point that is 65 feet southerly of and at right angles to the centerline of Project No. F-478(1) and the point of beginning of the property herein to be conveyed; thence continuing northerly along said west property line a distance of 25 feet, more or less, to the present southeast right-of-way line of Alabama Highway No. 70; thence northeasterly along said present southeast right-of-way line a distance of 100 feet, more or less, to the centerline of a present County Road, the northeast property line; thence southeasterly along said northeast property line a distance of 110 feet, more or less, to a point that is 65 feet southeasterly of and at right angles to the centerline of said project; thence westerly along a curve to the right (concave northerly) having a radius of 5831.42 feet, parallel with the centerline of said project a distance of 200 feet, more or less, to the point of beginning.

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Said strip of land lying in the SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 34, T-21-S,  
R-2-W and containing 0.066 acre, more or less.


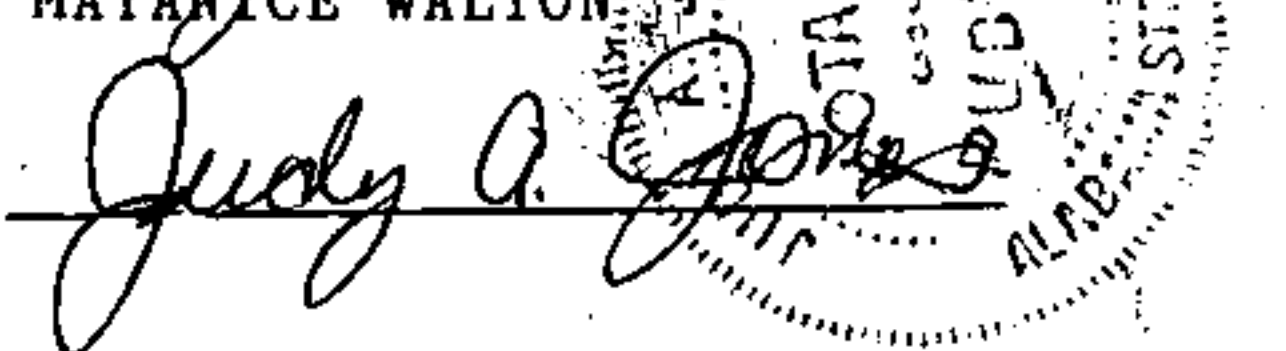
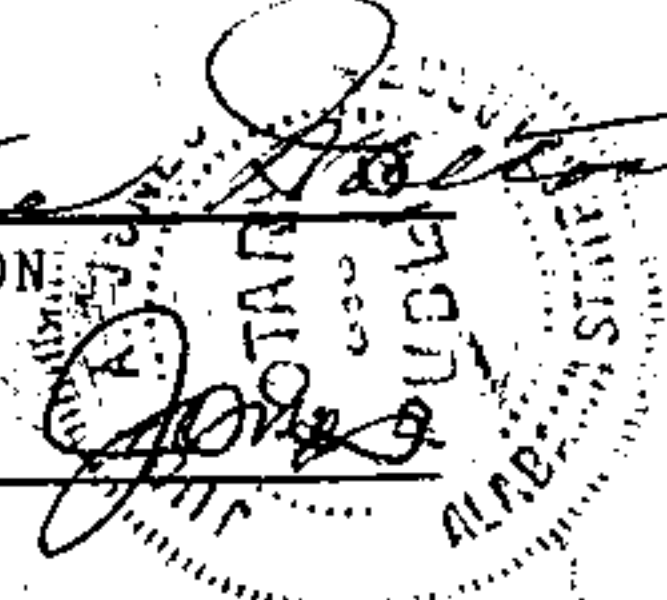
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To Have and To Hold, unto the State of Alabama, its successors and assigns in fee simple forever.

And for the consideration, aforesaid, we (I) do for ourselves (myself), for our (my) heirs, executors, administrators, successors, and assigns covenant to and with the State of Alabama that we (I) are (am) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that we (I) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for ad valorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that we (I) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

The grantor(s) herein further covenant(s) and agree that the purchase price above-stated is in full compensation to them (him-her) for this conveyance, and hereby release the State of Alabama and all of its employees and officers from any and all damages to their (his-her) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance, or repair of any public road or highway that may be so located on the property herein conveyed.

In witness whereof, we (I) have hereunto set our (my) hand(s) and seal(s) this the 7 day of August, 19 86.

  
MAYANICE WALTON  
  
Judy A. Jones  


COUNTY OF \_\_\_\_\_)

**County, Alabama.**