

STATE OF ALABAMA,  
SHELBY COUNTY

) 592  
) LEASE AGREEMENT  
)

DAVID C. ALLGOOD, and wife, JUDY ALLGOOD, LESSORS, AND  
✓ CHARLES L. ALLGOOD AND MARTY ALLGOOD LESSEES, HEREBY AGREE AS  
FOLLOWS:

1. Lessees shall have possession of a parcel of land  
described as:

Beginning at the northwest corner of the LESSOR'S lot  
located in the SE 1/4 of the SE 1/4 of Section 18, Township 24  
North, Range 12 East, in Shelby County, which is the point of  
beginning of this description, thence in a southerly direction  
along the boundary of the property adjoining Mr. Ralph Hill 810  
feet, more or less, to the fence corner, thence easterly 360  
feet in a line parallel with the north edge of the property to a  
point, thence northerly (and parallel with the west line along  
the Ralph Hill property) to the northern boundary of the  
property and Highway 25, thence westerly to the point of begin-  
ning, containing 6.5 acres more or less, situated, lying and  
being in the SE 1/4 of the SW 1/4 of Section 18, Township 24  
North, Range 12 East, Shelby County, Alabama.

2. So long as the terms of this lease are satisfied,  
Lessees' right to possession of the lease premises shall continue  
for the shorter of 99 years or the lives of the lessees, so long  
as either lessee shall live on the leased premises.

3. Toatal rent due for the entire term of this lease shall  
be in the amount of \$10.00, receipt whereof is hereby  
acknowledged.

4. Lessees agree to keep the rented property clean, mowed,  
and in good repair, and are solely responsible for utilities,  
phone service, garbage pickup, and all other expenses.

5. Lessees expressly agree and understand that all rights  
under this agreement cease at the death of Lessees, and no right,  
title or interest is transferrable by lessees to anyone not now a

RFD, 1 Box 245-A  
Burlington, AL

party to this lease. This lease agreement is not intended as a deed.

6. This lease is to surface rights only, and does not include any mineral, mining, oil, gas, or other sub-surface right.

7. Lessees shall have no right to transfer or convey their interest in the leased property to any person not a party to this lease.

8. Upon default of any term of this lease, the lease shall immediately cease.

9. The terms of this lease may be altered at any time by mutual agreement, in writing, and signed by the parties.

10. This instrument constitutes the entire agreement of the parties, and discussions or negotiations are of no force or effect unless included herein.

Done this 9 day of February, 1988.

Charles L. Allgood  
CHARLES L. ALLGOOD, LESSEE

David C. Allgood  
DAVID C. ALLGOOD, LESSOR

Marty Allgood  
MARTY ALLGOOD, LESSEE

Judy Allgood  
JUDY ALLGOOD, LESSOR

STATE OF ALABAMA

ACKNOWLEDGMENT

SHELBY COUNTY

I, Michelle Avery, a notary public in and for said county in said state, hereby certify that David C. Allgood and Judy Allgood, whose names are signed to the foregoing, and who are known to me, acknowledged before me on this date that being informed of the contents of said instrument, they executed the same voluntarily on the day same bears date.

Done this 9 day of February, 1988.

Michelle Avery  
NOTARY PUBLIC

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

88 FEB 10 AM 8:30

Thomas A. Henderson, Jr.  
JUDGE OF PROBATE

1. Deed Tax	\$ <u>15.00</u>
2. Mtg. Tax	
3. Recording Fee	<u>7.50</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>9.00</u>