

1857

This Form Furnished by



JEFFERSON TITLE CORPORATION

500.00

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) J. MICHAEL JOINERP. O. BOX 1012(Address) ALABASTER, ALABAMA 35007TITLE NOT EXAMINEDCorporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of DISTRIBUTION OF CORPORATE ASSETS ON CORPORATE DISSOLUTION

~~XXXXXX~~

to the undersigned grantor, VISIONS UNLIMITED, INC.,

a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto THE GRANTEE LISTED BELOW, LISTED WITH THEIR PERCENTAGE OF UNDIVIDED INTEREST IN THE PROPERTY THEY TAKE UNDER THIS DEED

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY COUNTY, ALABAMA.

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A AND INCORPORATED HEREIN BY REFERENCE.

THE GRANTEES HEREIN ARE AS FOLLOWS, LISTED WITH THEIR PERCENTAGE OF UNDIVIDED INTEREST IN THE PROPERTY THEY TAKE UNDER THIS DEED:

<u>NAME</u>	<u>PERCENTAGE</u>
JAMES N. LONG	20
LARRY S. DILLARD	20
JOHN FERREE	20
JAMES L. KING	20
W. F. FERREE	15
ROBERT R. ARMSTRONG, JR.	5

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TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its
authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 29th day of DECEMBER, 19 88

ATTEST:

VISIONS UNLIMITED, INC., A CORPORATION

Larry S. Dillard
LARRY S. DILLARD

Secretary

By James L. King
JAMES L. KING

President

STATE OF ALABAMA

COUNTY OF SHELBY

I, THE UNDERSIGNED

a Notary Public in and for said County, in said State,

hereby certify that JAMES L. KING ~~AND LARRY S. DILLARD~~

whose name as President of VISIONS UNLIMITED, INC., 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 29th day of DECEMBER, 1988

James L. King
P.O. Box 636
Birmingham AL 35201

Don H. Ottaway
Notary Public

Exhibit: 6/30/87

TITLE NOT EXAMINED

EXHIBIT A

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BOOK
BEGIN AT THE SW CORNER OF THE SW1/4 OF NE1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 3 WEST, AND RUN EAST ALONG THE SOUTH BOUNDARY OF SAID SW1/4 OF NE1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 3 WEST TO THE POINT WHERE THE SOUTH BOUNDARY LINE OF SAID SW1/4 OF NE1/4 CROSSES RIGHT-OF-WAY LINE OF THE MONTGOMERY HIGHWAY (U.S. 31) A DISTANCE OF 242.3 FEET, MORE OR LESS; THENCE TURN AN ANGLE OF 64 DEGREES 36' TO THE LEFT AND RUN IN A NORTHEASTERLY DIRECTION ALONG THE WEST RIGHT-OF-WAY OF SAID MONTGOMERY HIGHWAY FOR A DISTANCE OF 500 FEET, MORE OR LESS; THENCE TURN AN ANGLE OF 115 DEGREES 16' TO THE LEFT AND RUN FOR A DISTANCE OF 542.7 FEET, MORE OR LESS, TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF THE OLD MONTGOMERY HIGHWAY; THENCE TURN AN ANGLE OF 70 DEGREES 00' TO THE LEFT AND RUN IN A SOUTHWESTERLY DIRECTION ALONG THE EAST RIGHT-OF-WAY LINE OF THE OLD MONTGOMERY HIGHWAY A DISTANCE OF 483.45 FEET, MORE OR LESS, TO THE POINT WHERE THE EAST LINE OF THE OLD MONTGOMERY HIGHWAY CROSSES THE SOUTH BOUNDARY LINE OF THE SE1/4 OF NW1/4 OF SECTION 12; THENCE TURN AN ANGLE OF 110 DEGREES, 08' TO THE LEFT AND RUN EAST ALONG THE SOUTH BOUNDARY OF THE SE1/4 OF NW1/4 OF SECTION 12 FOR A DISTANCE OF 252.16 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. THIS TRACT BEING LOCATED IN THE SE1/4 OF NW1/4 AND THE SW1/4 OF NE1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 3 WEST AND CONTAINING 5.85 ACRES, MORE OR LESS, EXCEPTING RIGHT-OF-WAY OF NEW 4-LANE BIRMINGHAM-MONTGOMERY HIGHWAY. EXCEPTING RIGHT-OF-WAY TO SHELBY COUNTY, AND SUBJECT TO EXISTING EASEMENTS, TAXES, RESTRICTIONS, SET-BACK LINES, RIGHTS OF WAY, LIMITATIONS, IF ANY, OF RECORD.

ATTEST:

VISIONS UNLIMITED, INC.,
A CORPORATION

Larry S. Dillard
LARRY S. DILLARD, SECRETARY

BY: James L. King
JAMES L. KING, PRESIDENT

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

88 DEC 29 PM 3:12

Thomas J. Williams
JUDGE OF PROBATE

Doc. Tax \$.50
Mtg. Tax
Recording Fee \$5.00
Indexing Fee \$5.00
TOTAL \$10.50