

This instrument was prepared by

(Name) W. Paul Yeager

(Address) P.O. Box 277-Pelham, Al. 35124

Corporation Form Warranty Deed

This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 889

Pelham, Alabama 35124

Phone (205) 988-5600

Policy Issuing Agent for

SAFECO Title Insurance Company



STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of a gift to the City of Pelham, Alabama

DOLLARS,

to the undersigned grantor, Crestwood Homes, 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 City of Pelham, Al.

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

Commence at the Northwest corner of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama and turn a deflection angle of 38° 41' 44" right off of the North line of Section 2 as projected and run thence East-Southeasterly a distance of 345.88' to a point on the South margin of North Chandalar Drive and the point of beginning of the property being described, Thence turn a deflection angle of 10° 31' 58" right and run East-Southeasterly along the said South margin of said North Chandalar Drive a distance of 94.85' to the P.C. of a curve to the left having a central angle of 19° 26' 37" and a radius of 240.00', Thence continue along the arc of said curve an arc distance of 81.44' to a point, Thence turn a deflection angle of 90° 52' 12" right (to) from tangent and run Southwesterly a distance of 70.57' to a point, Thence turn a deflection angle of 90° 00' 00" right and run Northwesterly a distance of 50.00' to a point, Thence turn a deflection angle of 90° 00' 00" left and run Southwesterly a distance of 58.00' to a point, Thence turn a deflection angle of 90° 00' 00" right and run Northwesterly a distance of 108.51' to the P.C. of a curve to the right having a central angle of 32° 31' 01" and a radius of 64.64', Thence continue along the arc of said curve an arc distance of 36.68' to the P.T. of said curve, Thence continue along the tangent of said curve a tangent distance of 8.0' to the P.C. of a curve to the left having a central angle of 20° 51' 38" and a radius of 106.00', Thence continue along the arc of said curve an arc distance of 38.59' to a point on the Easterly right of way line of Highway No. 261, Thence turn a deflection angle to the right of 76° 00' 04" from chord to chord and run Northeasterly along said right of way of said Highway No. 261 a chord distance of 20.03' to a point on the same said right of way of said Highway No. 261, Thence turn a deflection angle of 103° 42' 55" right from chord and run Southeasterly along the arc of a curve to the right having a central angle of 21° 25' 39" and a radius of 126.00' an arc distance of 47.12' to the P.T. of said curve, Thence continue along the tangent of said curve a tangent distance of 8.0' to a point, Thence turn a deflection angle of 32° 31' 00" left and run Southeasterly a distance of 12.51' to a point, Thence turn a deflection angle of 90° 00' 00" left and run Northeasterly a distance of 144.26' to the point of beginning, containing 23,191.0 square feet or 0.532 of an acre and subject to all agreements, easements, restrictions, limitations and/or prohibitions of probated record or applicable law.

1. Deed Tax \$ 0.00
2. Mtg. Tax 0.00
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 3.50

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,

this the 29th day of December, 1988

ATTEST:

Secretary

By

President

STATE OF

COUNTY OF

I, LAURA DEE HESLOP

hereby certify that

whose name as

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

City of Pelham

Laura Dee Heslop