

Send Tax Notice to:

Name: JACK E. HELD

Address: P.O. Box 55127

Birmingham, AL 35255

This instrument was prepared by
BRADLEY J. SKLAR, Esquire
SIROTE, PERMUTT, McDERMOTT,
SLEPIAN, FRIEND, FRIEDMAN,
HELD & APOLINSKY, P.C.
2222 Arlington Avenue South
Birmingham, Alabama 35205

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Forty Eight Thousand and no/100 Dollars (\$148,000) and other good and valuable considerations to the undersigned MICHAEL R. CLARK and wife, PATRICIA F. CLARK, (herein referred to as "Grantors"), in hand paid by JACK E. HELD, a married man (herein referred to as "Grantee"), the receipt of which is hereby acknowledged, the said Grantors do by these presents grant, bargain, sell and convey unto the said Grantee, the real estate situated in Shelby County, Alabama, and more particularly described on Exhibit "A" attached hereto and made a part hereof.

This conveyance is made subject to the following:

1. 1989 ad valorem taxes, a lien but not yet due and payable.
2. Restrictions, covenants and conditions as set out in instrument recorded in Deed Book 356, page 978 and Real 29, page 493 in the Probate Office.
3. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 107, page 308 in the Probate Office.
4. Power Poles as shown by survey by Laurence D. Weygand, dated December 1, 1988.
5. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 35, page 367, now being assessed by G. W. Durr, Estate in Probate Office.

BOOK 225 PAGE 667

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And the Grantors do, for themselves and their heirs, executors and administrators, covenant with the said Grantee that Grantors are lawfully seized of said premises in fee simple; that they are free from all encumbrances except as hereinabove stated; that Grantors have a good right to sell and convey the same as aforesaid; and that Grantors will, and their heirs, executors and administrators shall warrant and defend the same unto the said Grantee, and Grantee's heirs and assigns forever, against the lawful claims of any and all persons.

TO HAVE AND TO HOLD to the said Grantee, and to his heirs and assigns forever.

IN WITNESS WHEREOF, the said Grantors, have hereunto set their hands and seals, this the 17th day of January, 1989.

Michael R. Clark (SEAL)
MICHAEL R. CLARK

Patricia F. Clark (SEAL)
PATRICIA F. CLARK

STATE OF ALABAMA)
COUNTY OF Jackson)

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that MICHAEL R. CLARK and wife, PATRICIA F. CLARK, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 17th day of January, 1989.

Buddy J. Smith
Notary Public

My Commission Expires: 10/25/92

Ref: RMH/9148605

EXHIBIT "A"

Part of the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ and the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

BEGIN AT THE MOST WESTERLY corner of Lot 5, Spring Meadow Farms, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 9, Page 61, and run in a northeasterly direction along the Northwest line of said Lot 5 for a distance of 575.85 feet to the most northerly corner of said Lot 5, being on the west line of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 34; thence turn an angle to the left of 47°20'12" and run in a northerly direction along the west line of said $\frac{1}{4}$ - $\frac{1}{4}$ section line for a distance of 97.0 feet to the northwest corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence turn an angle to the right of 88°48' and run in an easterly direction along the north line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for a distance of 357.74 feet; thence turn an angle to the right of 106°38'15" and run in a southwesterly direction for a distance of 1,064.56 feet, more or less, to a point on the northeast right-of-way line of Shelby County Highway #337; thence turn an angle to the right of 116°35'10" and run in a northwesterly direction along said right-of-way line for a distance of 100.0 feet; thence turn an angle to the right of 06°17' and run in a northwesterly direction along said right-of-way line for a distance of 73.63 feet to a point on a curve to the right, said curve having a central angle of 8°21'15" and a radius of 668.31 feet; thence run in a northwesterly direction along the arc of said curve and along said right-of-way for a distance of 97.44 feet to the end of said curve; thence run in a northwesterly direction along a line tangent to end of said curve and along said right-of-way line for a distance of 93.41 feet to a point on a curve to the left; said curve having a central angle of 20°59'15" and a radius of 326.93 feet; thence run in a northwesterly direction along the arc of said curve and along said right-of-way line for a distance of 119.75 feet to the end of said curve; thence run in a northwesterly direction along a line tangent to end of said curve and along said right-of-way line for a distance of 52.99 feet to a point on a curve to the right, said curve having a central angle of 12°31'45" and a radius of 379.93 feet; thence run in a northwesterly direction along the arc of said curve and along said right-of-way line for a distance of 83.08 feet to the end of said curve; thence run in a northwesterly direction along a line tangent to end of said curve and along said right-of-way line for a distance of 62.30 feet to a point on a curve to the left, said curve having a central angle of 05°42'41" and a radius of 501.60 feet; thence run in a northwesterly direction along the arc of said curve and along said right-of-way line for a distance of 50 feet, more or less, to the point of beginning.

According to my survey of: DEC. 1, 1988

Order No: 64686

Purc: Held

Address: 240 Hwy 337

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

89 FEB -8 AM 9:38

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Laurence D. Weygand
Laurence D. Weygand
Reg. P.E. & L.S. #10373
PH: 871-7620

1. Deed Tax \$ 148.00
2. Mtg Tax 7.50
3. Recording Fee 100
4. Indexing Fee 100
TOTAL 156.50