

675  
Page 1 of 3  
This instrument prepared by:

Name: <u>Norman W. Lipscomb</u>	OO	O	SEC	T	R
Address: <u>1400 River Road, N.E.</u>	NE	NE	16	20S	01W
<u>Tuscaloosa, Alabama, 35404</u>	NW	NE	16	20S	01W
Source of Title:	NE	NW	16	20S	01W
Book: <u>347</u> Page: <u>349</u>					
Book: _____ Page: _____					

STATUTORY WARRANTY DEED

STATE OF ALABAMA )  
SHELBY COUNTY )

94,620

KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the exchange of like kind lands conveyed by WEAVER AGENCY OF BESSEMER, INC. to GULF STATES PAPER CORPORATION, the receipt of which is hereby acknowledged, the undersigned GRANTOR, GULF STATES PAPER CORPORATION, has this day bargained and sold and by these presents does hereby grant, bargain, sell and convey unto WEAVER AGENCY OF BESSEMER, INC., the following described tracts or parcels of land lying and being in Shelby County, Alabama and more particularly founded and described as follows:

SURFACE RIGHTS ONLY TO:

N 1/2 of NE 1/4, 15 acres off the North end of NE 1/4 of NW 1/4, being 95 acres more or less in Section 16, Township 20 South, Range 1 West, Shelby County, Alabama, being a part of Parcel I and parcel H of Tract Eight Subdivision, as recorded in Map Book 10, Page 22 in the Probate Office of Shelby County, Alabama.

Together with rights-of-way easements reserved in Statutory Warranty Deeds as follows:

A 60 foot wide right-of-way easement for ingress and egress along an existing woods road across the SE 1/4 of SW 1/4, Section 9, deeded from Gulf States Paper Corporation to Randall H. Goggans on August 4, 1987, and recorded in Real Record 171, at Page 847, in the Probate Office of Shelby County, Alabama.

A 60 foot wide right-of-way easement for ingress and egress along an existing primary gravel and chert road beginning on the West line of the NW 1/4 of SW 1/4, Section 10, and running in a Northwesternly direction to the South line of the SW 1/4 of NE 1/4, Section 9; thence along an existing woods road beginning at a point on the primary gravel and chert road located in the SE 1/4 of the SE 1/4, Section 9, running in a Southwesterly direction to the East line of the SE 1/4 of SW 1/4, Section 9; thence along an existing woods road through the SE 1/4 of Section 9, to the N 1/2 of the NE 1/4, Section 16, and being more particularly described as follows: Being a right-of-way of equal width running parallel to a portion of the West line of the SW 1/4 of SE 1/4, Section 9, begin at a point on the South margin of an existing woods road in the SW 1/4 of SE 1/4 of said Section 9, said point being 60 feet from the West line of the SW 1/4 of SE 1/4; thence run South parallel to the West line of the SW 1/4 of SE 1/4 of said Section 9, to the South line of SW 1/4 of SE 1/4, thence run west sixty (60) feet to the Southwest corner of the SW 1/4 of the SE 1/4 of said Section 9,

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Blue Creek  
Land Co., Inc.  
P.O. Box 556  
Bessemer, AL  
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A 60 foot wide right-of-way easement for ingress and egress running North along the West line of the SW 1/4 of SE 1/4 to the South margin of said existing woods road , thence run Northeast along said existing woods road sixty (60) feet to the point of beginning, deeded from Gulf States Paper Corporation to Wanda Davis on May 18, 1988 and recorded in Real Record 194, at Page 319, in the Probate Office of Shelby County, Alabama.

A 60 foot wide right-of-way easement for ingress and egress running along an existing primary gravel road across the SE 1/4 of NW 1/4, Section 10, deeded from Gulf States Paper Corporation to Nina Joseph McCord and Kenneth L. McCord, on June 9, 1986, and recorded in Real Record 076, at Page 538, in the Probate Office of Shelby County, Alabama.

A 60 foot wide right-of-way easement for ingress and egress running along a primary gravel road across the S 1/2 of the NE 1/4, S 1/2 of NW 1/4, and NW 1/4 of SW 1/4, Section 10, deeded from Gulf States Paper Corporation to Dar Group, Inc., on April 24, 1986, in Real Record 084, at Page 797, in the Probate Office of Shelby County, Alabama.

A 60 foot wide right-of-way easement for ingress and egress running along an existing primary gravel road across the S 1/2 of N 1/2, Section 9, deeded form Gulf States Paper Corporation to L. Douglas Joseph on August 5, 1986, and recorded in Real Record 084, at Page 801, in the Probate Office of Shelby County, Alabama.

All above descriptions lying in Township 20 South, Range 1 West, Shelby County, Alabama.

SUBJECT TO all rights-of-ways and easements that may be of record or in evidence through use.

SUBJECT TO all planning, zoning, health and other governmental regulations, if any, affecting subject property.

GRANTOR RESERVES unto itself, its successors or assigns, all oil, gas, mineral and mining rights that it may own.

TO HAVE AND TO HOLD, the aforegranted premises to the said WEAVER AGENCY OF BESSEMER, INC., its successors and assigns forever.

IN WITNESS WHEREOF, the said GULF STATES PAPER CORPORATION has hereunto set its signature by F. T. Hixon, its Vice President, Natural Resources and Wood Products, who is duly authorized on this the 10 day of March, 1989.

ATTEST:

Its

GULF STATES PAPER CORPORATION

By:

F. T. Hixon  
F. T. Hixon, Vice President  
Natural Resources and Wood Products

STATE OF ALABAMA )  
TUSCALOOSA COUNTY )

I, Norman W. Lipscomb, a Notary Public in and for said county, in said state, hereby certify that F. T. Hixon, whose name as Vice President, Natural Resources and Wood Products, of GULF STATES PAPER CORPORATION, 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 10 day of March, 1989.

Norman W. Lipscomb  
Notary Public

My commission expires:  
NOTARY PUBLIC, STATE OF ALABAMA AT LARGE.  
MY COMMISSION EXPIRES: JAN. 10, 1992.  
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Ad Valorem Tax Notice regarding the subject real estate, should be delivered to:

Weaver Agency of Bessemer, Inc.  
P. O. Box 556  
Bessemer, Alabama 35021

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

89 APR 13 AM 11:35

Thomas A. Swanson, Jr.  
JUDGE OF PROBATE

1. Deed Tax \$ 95.00  
2. Mtg. Tax         
3. Recording Fee 7.50  
4. Indexing Fee 2.00  
TOTAL 104.50