

1592

The State of Alabama, SHELBY County

CIRCUIT COURT, ~~IN EQUITY~~ Civil Action No. CV-87-210 (E)

BE IT KNOWN TO ALL WHOM IT MAY CONCERN:

That, whereas, at a sale made by the Clerk of Circuit Court, ~~in Equity~~, at Columbiana, Alabama under a decree of the Circuit Court, ~~in Equity~~, of said County, in the cause of Sharon Seale, Plaintiff,

against Ricky Wayne Seale, a/k/a Rick Seale, Shelby County Planning Commission, J. D. Robinson, Defendants,

rendered on January 6 and February 10, 1989, of said Court, said sale having been made by public outcry, at the front door of the Courthouse of Shelby County, Alabama, after having been duly advertised by publication for more than three successive weeks in the Shelby County Reporter, a newspaper published in Columbiana, Alabama County of Shelby, Alabama, one Virginia Ruth England being the highest and best bidder at said sale, became the purchaser of the real estate hereinafter described, at the sum of Sixteen Thousand and No/100 (\$16,000.00) Dollars.

Now, therefore, in consideration of the premises, and of the full payment to me of the purchase money aforesaid, the receipt whereof is hereby acknowledged, I, Dan Reeves, Clerk and Register of Circuit Court, ~~in Equity~~, in said County and State, by virtue of the authority in me vested by said decrees of said Court, have sold and conveyed, and by these presents do hereby bargain, sell, and convey, unto the said Virginia Ruth England all the right, title, and interest of the said Sharon Seale and Ricky Wayne Seale

and of each and all the parties to this suit, in and to the following described real estate, situated in the Shelby County, Alabama, to wit:

Commence at the Northwest corner of Section 35, Township 24 North, Range 15 East, Shelby County, Alabama and run thence East along the North line of said Section 35 a distance of 1,007.47 feet to a point; thence run South a distance of 1,238.20 feet to a point on the water line of Lay Lake and the point of beginning of the property being described; thence run North 30 deg. 49 min. 15 sec. East a distance of 40.06 feet to a point; thence run North 30 deg. 56 min. 08 sec. East a distance of 36.66 feet to a point; thence run North 29 deg. 06 min. 44 sec. East a distance of 70.35 feet to a point; thence run North 56 deg. 25 min. 52 sec. East a distance of 20.38 feet to a point; thence run North 18 deg. 38 min. 14 sec. East

FROM 236 PAGE 360

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a distance of 40.90 feet to a point; thence run North 46 deg. 29 min. 04 sec. East a distance of 45.39 feet to a point; thence run South 77 deg. 56 min. 45 sec. East a distance of 35.79 feet to a point; thence run South 19 deg. 48 min. 16 sec. West a distance of 608.84 feet to a point on the North line of a public road; thence run South 79 deg. 05 min. 56 sec. West along the chord of a curve to the left having a central angle of 26 deg. 49 min. 31 sec. and a radius of 246.42 feet a chord distance of 114.32 feet to a point; thence run South 65 deg. 41 min. 11 sec. West a distance of 53.08 feet to a point; thence run North 86 deg. 18 min. 48 sec. West along the chord of a curve to the right having a central angle of 55 deg. 59 min. 59 sec. and a radius of 101.05 feet a chord distance of 94.88 feet to a point; thence run North 35 deg. 20 min. 08 sec. East a distance of 501.46 feet to the point of beginning. LESS and EXCEPT minerals and mining rights.

Subject to the restrictions of the Subdivision Regulations of Shelby County, Alabama, as approved by the Shelby County Commission on October 27, 1986. Also, to accrued and future ad valorem taxes, and any that may be delinquent at this time.

To Have and to Hold the aforegranted premises to the said Virginia Ruth England and her ~~and her~~ heirs and assigns forever.

In Testimony Whereof, I have hereunto set my hand and affixed the seal of said Circuit Court, In Equity at office, this 27th day of April, 1989

Don R. Rums
Clerk and Register in Circuit Court, In Equity
Shelby County, Alabama

The State of Alabama, SHELBY County

I, the undersigned, a Notary Public

in and for said County in said State, hereby certify that Dan Reeves
Clerk and
whose name as Register of the Circuit Court in Equity is signed
to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being in-
formed of the contents of the conveyance, he, in his capacity as such Clerk and
Register of the Circuit Court in
Equity, executed the same voluntarily on the day the same bears date.

Given under my hand this the 27th day of April, 19 89

Julia M. Davenport
Notary Public

BOOK 236 PAGE 362

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

89 APR 28 PM 2:33

F. Thomas G. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax \$
2. Mtg. Tax 16.00
3. Recording Fee 7.50
4. Indexing Fee 2.00
TOTAL 25.50