

4656

THIS INSTRUMENT PREPARED BY DALE N. RICHEY, STATE DIRECTOR, FARMERS HOME ADMINISTRATION, UNITED STATES DEPARTMENT OF AGRICULTURE, ROOM 717, ARONOV BUILDING, 474 SOUTH COURT STREET, MONTGOMERY, AL 36104

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT the United States of America, acting by and through the Farmers Home Administration, United States Department of Agriculture, for and in consideration of the sum of Twenty Five Thousand and No/100 Dollars, (\$25,000.00), the receipt whereof is hereby acknowledged, does hereby remise, release, quitclaim and convey unto Virginia Blackerby, a single woman and C. A. Hooper, Jr., a single man, as joint tenants with the right of survivorship, all its rights, title, claim, interest, equity and estate in and to the following described lands lying in the County of Shelby, State of Alabama, to-wit:

Commence at the Southeast corner of the NE 1/4 of the SE 1/4 of Section 3, Township 20 South, Range 2 East, Shelby County, Alabama; thence Northerly along the East line of said 1/4-1/4 Section 76.62 feet to a point; thence 28 degrees 30 minutes left 1518.66 feet to a point; thence 115 degrees 16 minutes 30 seconds right 506.47 feet to the point of beginning of the property being described; thence continue along last described course 107.0 feet to a point; thence 90 degrees 20 minutes left 510.44 feet to a point; thence 101 degrees 08 minutes left 140.0 feet to a point; thence 82 degrees 28 minutes left 483.74 feet to the point of beginning, containing 1.4 acres and being marked on the corners with iron pins as shown on the plat, LESS AND EXCEPT a 30 feet wide easement for access as shown on the plat.

Situated in Shelby County, Alabama.

SUBJECT TO: Redemption Rights in accordance with Section 6-5-230, Code of Alabama, which redemption rights expire on August 23, 1990.

Subject, however, to all easements and rights-of-way upon, across or through the above-described lands as heretofore have been granted by the United States of America or its predecessors in title.

TO HAVE AND TO HOLD the same unto the said grantees and, upon the death of either of them, then to the survivor, and to the heirs and assigns of such survivor, in fee simple, forever.

No member of Congress shall be admitted to any share or part of this deed or to any benefit that may arise therefrom.

C. A. Hooper, Jr.  
540 - Hwy 47  
Chelsea, Ala  
35043


Recd

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BOOK

IN TESTIMONY WHEREOF, the United States of America has caused these presents to be executed this 25th day of October, 1989, pursuant to the authority contained in Title 7, Code of Federal Regulations, Part 1800.

UNITED STATES OF AMERICA

By: 

DALE N. RICHEY  
State Director  
Farmers Home Administration  
United States Department of Agriculture

STATE OF ALABAMA )  
COUNTY OF MONTGOMERY )

ACKNOWLEDGEMENT

I, Sherrie S. Perdue, a Notary Public in and for said County in said State, hereby certify that Dale N. Richey, whose name as State Director of the Farmers Home Administration, United States Department of Agriculture, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, in his capacity as State Director of the Farmers Home Administration, United States Department of Agriculture, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 25th day of October 1989.

*Sherrie S. Perdue*  
Notary Public  
State of Alabama at Large

(NOTARIAL SEAL)

My Commission Expires: 10/14/91

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
89 OCT 30 PM 4:09

*Thomas A. Snowden, Jr.*  
JUDGE OF PROBATE

|                        |          |
|------------------------|----------|
| 1. Deed Tax            | \$ 25.00 |
| 2. Mtg. Tax            | \$ 7.50  |
| 3. Recording Fee       | \$ 3.00  |
| 4. Indexing Fee        | \$ 1.00  |
| 5. No Tax Fee          | \$ 1.00  |
| 6. Certified Stamp Fee | \$ 36.50 |
| Total                  | \$ 74.00 |