

Warranty Deed

STATE OF ALABAMA)

SHELBY COUNTY)

This instrument prepared in
the Corporate Real Estate
Dept. of Alabama Power Co.
Birmingham, Ala.

By Jerry Johnson

500

KNOW ALL MEN BY THESE PRESENTS, That I, M. C. English, a single man, (hereinafter called the grantor), for and in consideration of the sum of Nine Thousand Eight Hundred Forty and No/100 -- \$9,840.00 Dollars, to me in hand paid by the Southern Electric Generating Company, a corporation, the receipt whereof is hereby acknowledged, has granted, bargained and sold, and by these presents do hereby grant bargain, sell and convey unto the said Southern Electric Generating Company, (hereinafter called the Company), its successors and assigns, the following described real estate, situated in the County of Shelby and State of Alabama, and described as follows:

That part of a strip of land 325 feet wide that is lying across a tract of land described in deed recorded in Book 345, Page 873 of the Shelby County Records located in the Southeast Quarter of the Northwest Quarter of Section 31, Township 20 South, Range 2 East of the Huntsville Meridian, Shelby County, Alabama. Said strip of land being 175 feet to the right and 150 feet to the left of a centerline described as follows:

Commence at the Southeast corner of the Northwest Quarter of Section 31, as marked by a concrete monument having coordinates in the East Zone of the Alabama State Plane Coordinate System of North 1000125.43 and East 303915.22; thence North 01 degree 13 minutes 40 seconds East along the east line of the Northwest Quarter of Section 31, a distance of 104.54 feet to the Northwesterly right-of-way of public highway 25; thence North 40 degrees 10 minutes 10 seconds East, along the Northwest line of said public highway right-of-way, a distance of 207.62 feet to the beginning of the centerline to be described; thence North 56 degrees 13 minutes 47 seconds West, a distance of 123.29 feet to a tangent spiral point; thence Northwesterly along a Euler spiral, concave to the Northeast, central angle 2 degrees 00 minutes 00 seconds, 100 feet to a spiral curve point; thence Northwesterly along the central curve, concave to the Northeast radius 1432.69 feet, central angle 06 degrees 19 minutes 17 seconds, 58.04 feet to a curve spiral point; thence Northwesterly along a Euler spiral, concave to the Northeast, central angle 2 degrees 00 minutes 00 seconds, 100 feet to a point, such point being the point of ending of the centerline herein described.

The side lines of said described strip being elongated or shortened to terminate at point marked by axles on the boundary lines of said tract of land described in deed recorded in Book 345, Page 873.

Containing 0.06 acres, more or less.

Also all of the following: Commence at the SE corner of the SE 1/4 of NW 1/4, Section 31, Township 20 South, Range 2 East; thence run Northerly along the East boundary line of said 1/4 - 1/4 Section a distance of 210.00 feet to the point of beginning; thence turn an angle of 66 degrees 39 minutes 49 seconds to the left and run in a Northwesterly direction a distance of 237.43 feet to a point; thence turn an angle of 101 degrees 22 minutes 14 seconds to the left and run in a Southwesterly direction a distance of 202.51 feet to a point; thence turn an angle of 101 degrees 45 minutes 27 seconds to the left and run Easterly a distance of 50.00 feet to a point; thence turn an angle of 90 degrees 12 minutes 30 seconds to the left and run Northerly a distance of 105.00 feet to a point; thence turn an angle of 90 degrees 12 minutes 30 seconds to the right and run Easterly a distance of 210.00 feet to the point of beginning. Said parcel is lying in the SE 1/4 of NW 1/4, Section 31, Township 20 South, Range 2 East, and contains 0.35 acre.

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TO HAVE AND TO HOLD to the said Company, its successors and assigns, with all the rights and appurtenances thereunto belonging, forever.

And the Grantor covenants with the said Company, its successors and assigns, that he is lawfully seized in fee of the aforegranted premises; that the said premises contain the number of acres hereinabove mentioned; that they are free from all encumbrance; that he has a good right to sell and convey the same to the said Company, its successors and assigns, and that he will warrant and defend the said premises to the said Company, its successors and assigns, forever, against the lawful claims and demands of all persons.

Reference to the said Company shall include its successors and assigns.

It is the intent of this conveyance to include all real property owned by Grantor.

28th IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the day of December in the year of our Lord One Thousand Nine Hundred Eighty Nine.

Signed, Sealed and Delivered in Presence of:

_____	<u>M. C. English</u> (L.S.)
_____	_____ (L.S.)
_____	_____ (L.S.)

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STATE OF ALABAMA)
COUNTY OF SHELBY)

I, Milton J. Johnson, a Notary Public, State at Large in and for said County in said State, hereby certify that M. C. English, a single man, signed 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, executed the same voluntarily, on the day the same bears date.

Given under my hand and official seal this the 28th day of December, 1989.

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Milton J. Johnson
Notary Public, State At Large

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
90 FEB -8 AM 11:09

William A. Shouder, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 10.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 7.50
4. Indexing Fee	\$ 13.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 31.50