

479
This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100-----Dollars and
other good and valuable considerations \$15,500

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Van E. McClurkin & wife, Mary Sue McClurkin; and Bobby W. Hosea and wife,
Charlotte C. Hosea

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

HOMAC CORPORATION

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

GRANTEE'S ADDRESS:

1356 Stonehurst Drive
Birmingham, Alabama 35235

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TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 4th
day of April, 19 90.

<u>Van E. McClurkin</u> (SEAL)	<u>Bobby W. Hosea</u> (SEAL)
Van E. McClurkin	Bobby W. Hosea
<u>Mary Sue McClurkin</u> (SEAL)	<u>Charlotte C. Hosea</u> (SEAL)
Mary Sue McClurkin	Charlotte C. Hosea
(SEAL)	(SEAL)

STATE OF Alabama

Shelby

COUNTY }

General Acknowledgment

I, the undersigned a Notary Public in and for said County,
in said State, hereby certify that Van E. McClurkin and wife, Mary Sue McClurkin

Whose name(s) 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of April A.D. 19 90.

SEE ACKNOWLEDGMENT ON REVERSE SIDE.

Allen H. Brannen

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that Bobby W. Hosea and wife, Carlotte C. Hosea, whose names are signed to the foregoing conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 4th day of April, 1990.

Don H. Banning
Notary Public

WARRANTY DEED

Recording Fee \$
Deed Tax \$

This Deed furnished by

HARRISON, CONWILL, HARRISON

& JUSTICE

P. O. Box 557

Columbiana, Alabama 35051

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MOD

EXHIBIT "A"

PARCEL 1

Commence at the Southwest corner of Section 31, Township 20 South, Range 2 East; thence proceed in an Easterly direction along the South boundary line of said Section 31, for a distance of 1319.00 feet to a point being the Southeast corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 31; thence turn an angle of 90 deg. 20 min. 39 sec. to the left and proceed in a Northerly direction along the East boundary line of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$ for a distance of 659.11 feet to the point of beginning; thence continue along said East boundary line for a distance of 659.11 feet to a point at the Northeast corner of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$; thence turn an angle of 89 deg. 42 min. 21 sec. to the left and run Westerly along the North boundary line of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$ a distance of 659.92 feet to a point; thence turn an angle of 90 deg. 18 min. 44 sec. to the left and run Southerly a distance of 1281.15 feet to a point; thence turn an angle of 90 deg. 36 min. 31 sec. to the left and run Easterly a distance of 304.77 feet to a point; thence turn an angle of 89 deg. 22 min. 57 sec. to the left and run Northerly along the West margin of a street for a distance of 381.25 feet to a point; thence turn an angle of 90 deg. to the right and run Easterly a distance of 50.0 feet to a point; thence turn an angle of 90 deg. to the left and run Northerly a distance of 235.77 feet to a point; thence turn an angle of 90 deg. 19 min. 42 sec. to the right and run Easterly a distance of 304.85 feet to the point of beginning. Said parcel lying in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 31, Township 20 South, Range 2 East.

PARCEL 2

Commence at the Southwest corner of Section 31, township 20 South, Range 2 East; thence proceed in an Easterly direction along the South boundary line of said Section for a distance of 1319.00 feet to a point being the Southeast corner of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section 31; thence turn an angle of 90 deg. 20 min. 39 sec. to the left and proceed in a Northerly direction along the East boundary line of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$ for a distance of 218.43 feet to the point of beginning; thence continue along said East boundary line for a distance of 154.91 feet to a point; thence turn an angle of 89 deg. 40 min. 49 sec. to the left and run Westerly a distance of 304.80 feet to a point; thence turn an angle of 90 deg. 19 min. 44 sec. to the left and run Southerly a distance of 154.78 feet to a point; thence turn an angle of 89 deg. 38 min. 48 sec. to the left and run Easterly a distance of 304.77 feet to the point of beginning. Said parcel of land is lying in the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 31, Township 20 South, Range 2 East. All being situated in Shelby County, Alabama.

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

90 APR -5 PM 1:48

John W. [Signature]
JUDGE OF PROBATE

1. Deed Tax	\$ 15.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 7.50
4. Indexing Fee	\$ 5.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 29.00