

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 Dollar and assumption of mortgage to Carl King and Edna King

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Wayne Lay

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

Georgia Lay

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

PARCEL ONE:

Commence at the Northeast corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West; thence run Westerly along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ 58.41 feet to the point of beginning of the parcel being described; thence continue along last described course a distance of 171.10 feet to a point; thence turn an angle of 50 deg. 43 min. 41 sec. to the right and run Northwesterly 40.31 feet to a point; thence turn an angle of 58 deg. 56 min. 07 sec. to the right and run Northeasterly 80.79 feet to a point; thence turn an angle of 104 deg. 19 min. 50 sec. to the right and run Southeasterly 156.11 feet to a point; thence turn an angle of 33 deg. 59 min. 38 sec. to the left and run Easterly 35.96 feet to a point in a curve on the West right-of-way line of Grimes Road; thence turn an angle of 80 deg. 05 min. 51 sec. right to tangent and run Southerly along a highway curve to the left (having a central angle of 3 deg. 09 min. 26 sec. and a radius of 370.34 feet) an arc distance of 20.41 feet to the point of beginning, containing 10,479.10 square feet and marked on the corners with iron pins.

PARCEL TWO:

Commence at the Northeast corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West; thence run Westerly along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ a distance of 58.41 feet to a point on the West right-of-way line of Grimes Road; thence turn an angle of 76 deg. 59 min. 25 sec. right to tangent and run Northerly along the West right-of-way line of said Grimes Road along a highway curve to the right (having a central angle of 3 deg. 09 min. 26 sec. and a radius of 370.34 feet) an arc distance of 20.41 feet to the point of beginning of Parcel Two; thence turn an angle of 80 deg. 05 min. 51 sec. left from tangent and run Westerly a distance of 35.96 feet to a point; thence turn an angle of 33 deg. 59 min. 38 sec. right and run Northwesterly 156.11 feet to a point; thence turn an angle of 133 deg. 34 min. 04 sec. to the right and run Easterly a distance of 165.18 feet to a point on the West right-of-way line of Grimes Road; thence turn an angle of 111 deg. 49 min. 50 sec. right to tangent

CONTINUED ON REVERSE SIDE

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

day of July, 19 90

STATE OF ALA. SHELBY CO.
NOTARY PUBLIC
90 JUL 10 AM 10:11
JUDGE OF PROBATE

(SEAL)

Wayne Lay

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority,
in said State, hereby certify that Wayne Lay

a Notary Public in and for said County,

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

Given under my hand and official seal this 6th day of July, A.D. 19 90

Edna D. Moore

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and run Southerly along a highway curve to the left (having a central angle of 13 deg. 32 min. 54 sec. and a radius of 239.37 feet) an arc distance of 56.60 feet to the P.T.; thence continue along said tangent a distance of 30.0 feet to the P.C. of a highway curve to the left (having a central angle of 5 deg. 41 min. 46 sec. and a radius of 370.34 feet) an arc distance of 36.82 feet to the point of beginning, containing 11,175.53 square feet and marked on the corners with iron pins.

SUBJECT TO:

- 1. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 102, Page 158; Deed Book 111, Page 256 and Deed Book 247, Page 426 in Probate Office.
- 2. Right-of-way granted to Shelby County by instrument recorded in Deed Book 279, Page 894; Deed Book 135, Page 427 and Deed Book 135, Page 426 in Probate Office.
- 3. Right-of-way granted to Shelby County under condemnation proceedings by instrument recorded in Probate Minutes Book 16, Page 187 in Probate Office.
- 4. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights conveyed in Deed Book 13, Page 258 in Probate Office.
- 5. Lease between John W. Durr and Atlantic Richfield as shown by instrument recorded in Deed Book 324, Page 556 in Probate Office.

1. Deed Tax	43.00
2.	
3.	5.00
4.	3.00
5.	
6.	1.00
Total	52.00

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

90 JUL 16 AM 10:11

JUDGE OF THE COURT

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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