

3482
Grantee: Lee N. Cofer
P.O. Box 108
Bessemer, AL 35021

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

#5000.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of THIRTY AND NO/100 DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION to the undersigned grantor, BLUE CREEK LAND CO., INC., a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto LEE N. COFER, a widower (herein referred to as GRANTEE, whether one or more) the following described real estate, situated in Shelby County, Alabama, to-wit;

A part of the West 1/2 of the Southeast 1/4 of the Southeast 1/4 of Section 30, Township 21 South, Range 1 East, Shelby County, Alabama, said parcel being more particularly described as follows:

As a point of beginning start at the Northeast corner of the West 1/2 of the Southeast 1/4 of the Southeast 1/4; thence run North 89 degrees 28 minutes West and along the North boundary of said twenty for a distance of 272.50 feet to a point; thence run South 0 degrees 39 minutes East for a distance of 155.75 feet to a point; thence run North 89 degrees 21 minutes East for a distance of 140.0 feet to a point; thence run South 0 degrees 39 minutes East for a distance of 311.73 feet to a point on the North right of way margin of the Lower Kingdom Road, a 60 foot right of way; thence run South 72 degrees 00 minutes East and along the curving North margin of said road for a chord distance of 70.78 feet to a point; thence run South 64 degrees 11 minutes East and along the North margin of said road for a distance of 73.04 feet to a point on the East boundary of the West 1/2 of the Southeast 1/4 of Southeast 1/4; thence run North 0 degrees 39 minutes West and along the East boundary of said twenty for a distance of 517.09 feet to the point of beginning. Situated in Shelby County, Alabama.

BOOK 348 PAGE 923

SUBJECT TO: Right of way to Shelby County in Deed Book 191, Page 413, in the Probate Office.

SUBJECT TO: Title to minerals underlying caption lands with mining rights and privileges belonging thereto as reserved in Real Record 051, Page 258 in Probate Office.

SUBJECT TO all reservations, restrictions, easements and right of ways of record or in evidence through use.

