

THIS INSTRUMENT PREPARED BY

JOE KNOTTS

STATE OF ALABAMA HIGHWAY
DEPARTMENT, BUREAU OF RIGHT
OF WAY, MONTGOMERY, ALABAMA 36130

STATE OF ALABAMA)

COUNTY OF SHELBY)

TRACT NO. 35

FEE SIMPLE

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the sum of
1,830.00 dollars, cash in hand paid to the undersigned by the State of
Alabama, the receipt of which is hereby acknowledged, we (I), the undersigned,
grantor(s), Bryce Reynolds and Annie Reynolds have (has) this day
bargained and sold, and by these presents do hereby grant, bargain, sell and
convey unto the State of Alabama the following described property, lying and
being in Shelby County, Alabama, and more particularly

described as follows: and as shown on the right-of-way map of Project No.
S-44(8) of record with the State of Alabama Highway Department, a copy of which
is also deposited in the Office of the Judge of Probate of Shelby County, Alabama
as an aid to persons and entities interested therein and as shown on the Property
Plat attached hereto and made a part hereof:

Commencing at the northwest corner of the SW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 2, T-24-N,
R-12-E; thence southerly along the west line of said SW $\frac{1}{4}$ of NW $\frac{1}{4}$, a distance of
700 feet, more or less, to the present northeast right-of-way line of Alabama
Highway No. 25; thence southeasterly along said present northeast right-of-way
line, a distance of 125 feet, more or less, to the southwest line of the property
herein to be conveyed and the point of beginning; thence continuing southeasterly
along said present northeast right-of-way line a distance of 320 feet, more or less,
to the east property line; thence northerly along said east line, a distance of
16 feet, more or less, to a point that is 45 feet northerly of and at right angles
to the centerline of Project No. S-44(8); thence northwesterly along a curve to the
right (concave northeasterly) having a radius of 1322.614 feet, parallel with the
centerline of said project, a distance of 265 feet, more or less, to a point that
is 45 feet northeasterly of and at right angles to the centerline of said project
at Station 63+84.229; thence N 62° 58' 08" W parallel with said centerline a distance
of 75 feet, more or less, to the southwest property line; thence southeasterly
along said southwest property line a distance of 30 feet, more or less, to the
point of beginning.

BOOK 361 PAGE 297

Rues + Peterson

Said strip of land lying in the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ Section 2, T-24-N, R-12-E and containing 0.12 acre, more or less.

BOOK 361 PAGE 298

To Have and To Hold, unto the State of Alabama, its successors and assigns in fee simple forever.

And for the consideration, aforesaid, we (I) do for ourselves (myself), for our (my) heirs, executors, administrators, successors, and assigns covenant to and with the State of Alabama that we (I) are (am) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that we (I) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for ad valorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that we (I) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

The grantor(s) herein further covenant(s) and agree that the purchase price above-stated is in full compensation to them (him-her) for this conveyance, and hereby release the State of Alabama and all of its employees and officers from any and all damages to their (his-her) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance, or repair of any public road or highway that may be so located on the property herein conveyed.

In witness whereof, we (I) have hereunto set our (my) hand(s) and seal this the 5th day of July, 1991.

x Bryce Reynolds

x Annie Reynolds

ACKNOWLEDGMENT

STATE OF ALABAMA

COUNTY OF Shelby

I, John W. Rogers a Notary Public, in and for said County in said State, hereby certify that Bryce Reynolds, Annie Reynolds, whose name(s) and who Are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, Haye executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of July 1991.

NOTARY PUBLIC

My Commission Expires 6-25-92

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

County

I, _____, a _____ in and for said County, in said State, hereby certify that _____ whose name as _____ of the _____ Company, a corporation, 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 this conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this _____ day of _____, A. D. 19____.

Official Title _____

to

STATE OF ALABAMA

WARRANTY DEED

STATE OF ALABAMA

County of _____

I, _____

Judge of Probate in and for said State

County, hereby certify that the

within conveyance was filed in my office

at _____ o'clock _____ M., on the _____

day of _____ 19____, and duly

recorded in Deed Record _____

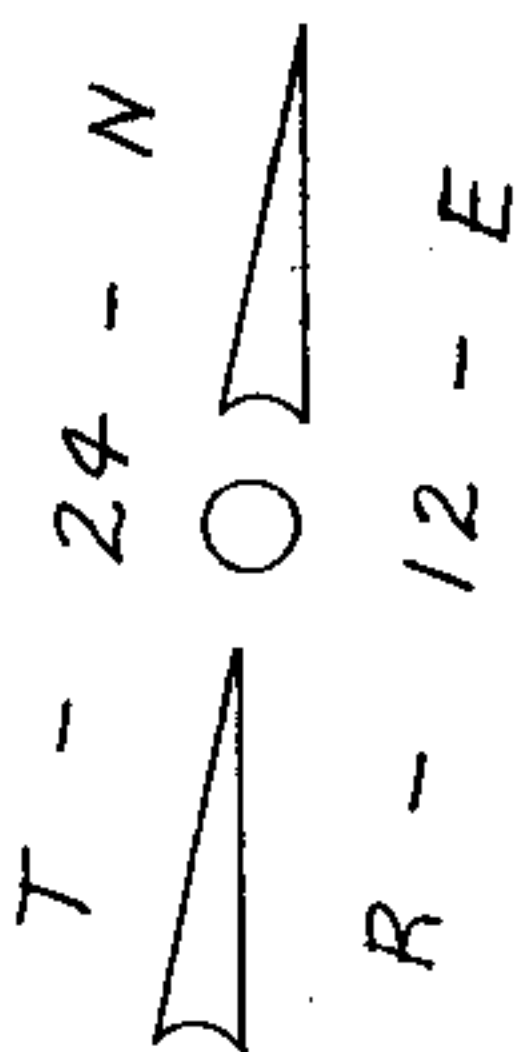
page ____ Dated _____ day of _____

19____.

Judge of Probate

County, Alabama.

NE 1/4 OF NE 1/4
SEC. 3



NW 1/4 OF NW 1/4
SEC. 2

BOOK 361 PAGE 300

ALABAMA

COMMENCING
POINT

HIGHWAY

SE 1/4 OF NE 1/4
SEC. 3

SW 1/4 OF NW 1/4
SEC. 2

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

91 AUG 29 PM 1:47

JUDGE OF PROBATE

10.00
3.00
1.00
1.00
15.00

TRACT NUMBER (35)
OWNER: BRYCE REYNOLDS
TOTAL ACREAGE: 22.00
R/W REQUIRED: 0.12
REMAINDER: 21.88

STATE OF ALABAMA HIGHWAY DEPARTMENT
PROJECT NUMBER 5-44(8)
COUNTY - SHELBY

SCALE: 1" = 200' DATE: 7-27-90