

THIS INSTRUMENT PREPARED BY:

David Tanner, Attorney  
7211 First Avenue North  
Birmingham, Alabama 35206

STATUTORY WARRANTY DEED

110,000<sup>00</sup>

9404/3023

State of Alabama )

Counties of Jefferson & Shelby )

Know All men By These Presents,

That in consideration of Ten DOLLARS and other good and valuable consideration, to the undersigned grantors,

Jeanne Waters Jolly, a married woman, as to an undivided one-tenth (1/10) interest;

Newman H. Waters, III, a married man, as to an undivided one-tenth (1/10) interest;

Judy Jolly Riddle, a married woman, as to an undivided one-tenth (1/10) interest;

Anne Jolly Chalker, a married woman, as to an undivided one-tenth (1/10) interest;

Lois Jolly McMillan, <sup>Jgm</sup> a married woman, as to an undivided one-tenth (1/10) interest;

J. Ralph Jolly, Jr., a married man, as to an undivided one-tenth (1/10) interest;

N. H. Waters, a married man, as to an undivided two-tenth (2/10) interest; and

Elaine C. Waters, a married woman, as to an undivided two-tenth (2/10) interest,

in hand paid by J. Ralph Jolly and Jeanne Waters Jolly, the receipt whereof is acknowledged, we, the said Jeanne Waters Jolly, Newman H. Waters, III, Judy Jolly Riddle, Anne Jolly Chalker, Lois Jolly McMillan, J. Ralph Jolly, Jr., N. H. Waters and Elaine C. Waters do grant, bargain, sell and convey their respective fractional interests which, in the aggregate, comprise a 100 per cent interest, unto the said J. Ralph Jolly and Jeanne Waters Jolly in and to the following described real estate, situated in Jefferson and Shelby Counties, Alabama, to-wit:

See Exhibit A attached hereto and incorporated herein by reference.

SUBJECT TO:

1. Ad Valorem taxes due and payable October 1, 1994.
2. Rights of Way to Jefferson County, Alabama, for roads, as shown by deeds recorded in Volume 1710, page 171; Volume 2700, page 436, and Volume 2746, page 73.
3. Minerals, mining rights, restrictions, reservations and release of damages in Volume 2879, page 523 and Volume 2879, page 520.
4. Right of Way granted to Alabama Power Company by instruments recorded in Volume 2806, page 506 and Volume 5779, page 539.
5. Any navigation rights in and to the Little Cahaba River.
6. To the extent that the Little Cahaba River is deemed to be "navigable waters," any portion of the property lying below the normal high water mark of the Little Cahaba River.

No part of subject property is the homestead of any grantor or any grantor's spouse.

It is the intent of this deed to convey only that portion of property owned by grantors lying southeasterly of the Little Cahaba River, which property comprises 55 acres, more or less.

Additionally, each grantor hereby quitclaims to grantees any and all equitable or contractual interest, including rights under any option, in

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03/24/1994-09590  
10:13 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
006 MCD 28.00

and to subject property or any fractional interest of subject property.

TO HAVE AND TO HOLD, to the said J. Ralph Jolly and Jeanne Waters Jolly, their heirs and assigns forever.

In Witness Whereof, we have hereunto set our hand and seals this 16<sup>th</sup> day of March, 1994.

Jeanne Waters Jolly  
JEANNE WATERS JOLLY  
Newman H. Waters, III  
NEWMAN H. WATERS, III  
Judy Jolly Riddle  
JUDY JOLLY RIDDLE  
Anne Jolly Chalker  
ANNE JOLLY CHALKER  
Lois Jolly McMillan  
LOIS JOLLY MC MILLAN  
J. Ralph Jolly, Jr.  
J. RALPH JOLLY, JR.  
N. H. Waters  
N. H. WATERS  
Elaine C. Waters  
ELAINE C. WATERS

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M Estell, a Notary Public in and for said County, in said State, hereby certify that Jeanne Waters Jolly, a married woman, whose name is signed to the foregoing conveyance and who is known to be, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17<sup>th</sup> day of March, A.D. 1994.

Jerry M Estell  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M Estell, a Notary Public in and for said County, in said State, hereby certify that Newman H. Waters, III, a married man, whose name is signed to the foregoing conveyance and who is known to be, 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 21<sup>st</sup> day of March, A.D. 1994.

Jerry M Estell  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994



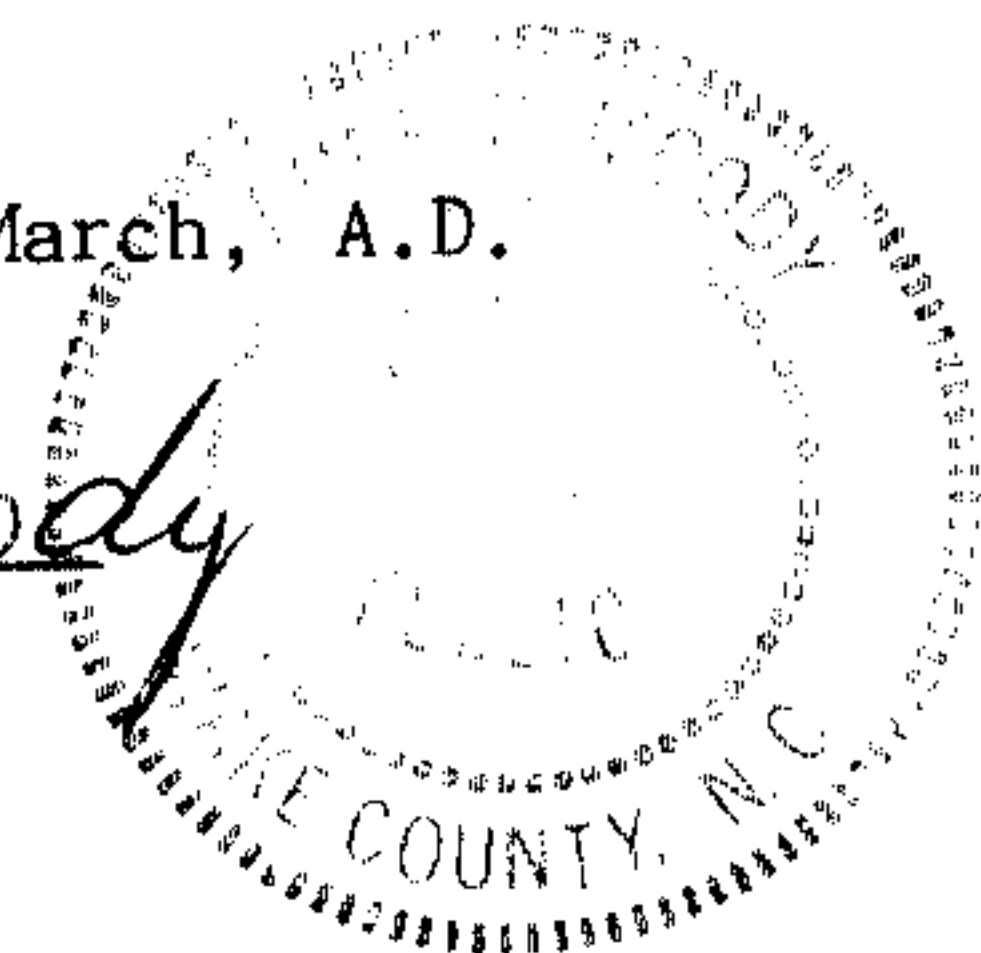
STATE OF NC )  
COUNTY OF Wake )

I, Anne N. Moody, a Notary Public in and for said County, in said State, hereby certify that Judy Jolly Riddle, a married woman, whose name is signed to the foregoing conveyance and who is known to be, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18<sup>th</sup> day of March, A.D. 1994.

My Commission Expires 6-14-97

Anne N. Moody  
NOTARY PUBLIC



STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M. Estell, a Notary Public in and for said County, in said State, hereby certify that Anne Jolly Chalker, a married woman, whose name is signed to the foregoing conveyance and who is known to be, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16<sup>th</sup> day of March, A.D. 1994.

Jerry M. Estell  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M. Estell, a Notary Public in and for said County, in said State, hereby certify that Lois Jolly McMillan, an <sup>un</sup>married woman, whose name is signed to the foregoing conveyance and who is known to be, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17<sup>th</sup> day of March, A.D. 1994.

Jerry M. Estell  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M. Estell, a Notary Public in and for said County, in said State, hereby certify that J. Ralph Jolly, Jr., a married man, whose name is signed to the foregoing conveyance and who is known to be, 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 16<sup>th</sup> day of March, A.D. 1994.

Jerry M. Estell  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M. Estee, a Notary Public in and for said County, in said State, hereby certify that N. H. Waters, a married man, whose name is signed to the foregoing conveyance and who is known to be, 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 21st day of March, A.D. 1994.

Jerry M. Estee  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Jerry M. Estee, a Notary Public in and for said County, in said State, hereby certify that Elaine C. Waters, a married woman, whose name is signed to the foregoing conveyance and who is known to be, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of March, A.D. 1994.

Jerry M. Estee  
NOTARY PUBLIC  
MY COMMISSION EXPIRES DECEMBER 2, 1994



EXHIBIT A

That portion of the following described tract lying southeasterly of the center line of the Little Cahaba River, **consisting of 55 acres, more or less:**

NE-1/4 of SE-1/4 and all that part of SE-1/4 of SE-1/4 lying East of the Little Cahaba River, all in Section 24, Township 18, Range 2 West. Also 5 acres in the NE corner of NE-1/4 of NE-1/4, Section 25, Township 18, Range 2 West, described as follows: Beginning at the NE corner of said section, thence run in a Southerly direction along the East boundary of said Section 250.34 feet; thence run west parallel with the North boundary of said Section 870 feet; thence North parallel with the East boundary of said Section 250.34 feet to the North boundary of said Section and run thence along said North boundary 870 feet to the point of beginning.

Also, a tract of land located in the SW-1/4 of NW-1/4 of Section 24, Township 18 South, Range 2 West, described as follows: Begin at the Southeast corner of said quarter-quarter section; thence in a Westerly direction along the Southern boundary thereof 826.13 feet; thence turning an angle of 130° and 40' to the right in a Northeasterly direction 1230.5 feet to intersection with Eastern boundary of said quarter-quarter section; thence in a Southerly direction along said Eastern boundary 933.6 feet to point of beginning; said tract of land having an area of 8.9 acres, more or less, excepting therefrom minerals and mining rights and privileges heretofore reserved.

Also, NE-1/4, SE-1/4 of NW-1/4, NE-1/4 of SW-1/4 and NW-1/4 of SE-1/4, all in Section 24, Township 18, Range 2 West, excepting therefrom minerals and mining rights and privileges heretofore reserved.

Also, a tract of land located in the NE-1/4 of NW-1/4 of Section 24, Township 18 South, Range 2 West, described as follows: Begin at the Southeast corner of said quarter-quarter section; thence in a Westerly direction along the Southern boundary thereof 930.1 feet; thence turning an angle of 134° and 41' to the right in a Northeasterly direction 1293.4 feet to intersection with the Eastern boundary of said quarter-quarter section; thence in a Southerly direction along said Eastern boundary 920.25 feet to the point of beginning; said tract of land having an area of 9.8 acres, more or less, excepting therefrom minerals and mining rights and privileges heretofore reserved; containing 300 acres, more or less.

Less and except the following described real estate which was sold to Margaret C. Jackson in December, 1951, which description is attached hereto.

Part of the NE-1/4 of the SE-1/4 of Section 24, Township 18 South, Range 2 West, as follows: Commence at the Northeast corner of the NE-1/4 of SE-1/4 of said Section 24 and run West along the North boundary thereof 250 feet; thence an angle to the left of 91° 33' and run South parallel with the East boundary of said NE-1/4 of SE-1/4 182.76 feet to point of beginning in the Southwest right-of-way of Lake Purdy Road; run thence South along same course and across Little Cahaba River 710.30 feet; thence an angle to the right of 90° and run Westerly 326.69 feet to center of Little Cahaba River; thence an angle to the left of 56° 13' and run down the center of said river 105.94 feet; thence an angle to the right of 36° 10' and along the center of said River 185.26 feet; thence an angle to the right of 10° 53' and along the center of said River 206.32 feet; thence an angle to the right of 109° 15' and Northerly 271.42 feet; thence an angle to the left of 73° 44' and Northwesterly 215.72 feet; thence an angle to the right of 48° 58' and Northwesterly 102.65 feet; thence an angle to the right of 21° 40' and Northwesterly 52.64 feet; thence an angle to the left of 84° 53' and Northwesterly 164.52 feet to an intersection with the West boundary of said NE-1/4 of SE-1/4; thence an angle to the right of 71° 56' and North along said West boundary 498.23 feet to a point 41 feet South of the Northwest corner of said NE-1/4 of SE-1/4; thence an angle to the right of 57° 43' and Northeasterly 44.46'; thence an angle to the left of 15° 38' and Northeasterly 21.43 feet to a point in the North boundary of said NE-1/4 of SE-1/4 which point is 52.03 feet East of the Northwest corner of said Quarter-Quarter Section; thence an angle to the right of 49° 24' and run East along the North boundary of said NE-1/4 of SE-1/4 872.44 feet to its intersection with the Southwesterly Right-of-Way of Lake Purdy Road; thence Southeasterly along said Right-of-Way of

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Lake Purdy Road 251.8 feet to point of beginning, containing 21.93 acres (more or less). Also, part of the SE-1/4 of NE-1/4 of said Section 24 as follows:

Commence at the Southwest corner of SE-1/4 of NE-1/4 of said Section 24 and run East along the South boundary thereof 52.03 feet to point of beginning; thence turning an angle to the left of 49° 24' and Northeasterly 129.67 feet; thence an angle to the right of 36° 11' and Northeasterly 157.55 feet; thence an angle to the right of 41° 42' and run Southeasterly 286.62 feet to an intersection with the South boundary of said SE-1/4 of NE-1/4; thence West along said South boundary 490.55 feet to the point of beginning, containing 92/100 acres, more or less. Also, part of the NW-1/4 of the SE-1/4 of said Section 24 as follows: Commence at the Northeast corner of said NW-1/4 of SE-1/4 and run South along the East boundary thereof 41 feet to point of beginning; run thence South along said East boundary 498.23 feet; thence turning an angle to the right of 108° 04' and Northwesterly 481.96 feet; thence an angle to the right of 84° and Northerly 124.4 feet; thence an angle to the right of 14° 33' and Northeasterly 172.66 feet; thence an angle to the right of 47° 23' and Northeasterly 141.20 feet; thence an angle to the right of 49° 47' and Southeasterly 95.94 feet; thence an angle to the left of 66° 04' and Northeasterly 164.45 to point of beginning.

Inst # 1994-09590

03/24/1994-09590  
10:13 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
006 MCD 28.00

STATE OF ALA. JEFFERSON CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON

1994 MAR 24 AM 8:00

RECORDED & INDEXED  
DEED TAX HAS BEEN PD. ON THIS INSTRUMENT

*George R. Reynolds*  
JUDGE OF PROBATE

11000  
23.00  
13300

✓  
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3-22-94