

This instrument was prepared by

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

**GRANTEE'S ADDRESS:**  
P.O. Box 180  
Calera, Al 35040

**WARRANTY DEED**

STATE OF ALABAMA  
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,  
Zackie Emmett Rogers, Jr., and wife, Claire Cowden Rogers  
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto  
The Industrial Development Board of the Town of Calera  
(herein referred to as grantee, whether one or more), the following described real estate, situated in  
SHELBY County, Alabama, to-wit:

A parcel of land located in the North 1/2 of Section 4, Township 22 South, Range 2 West, Shelby County, Alabama, being described in Deed Book 208, Page 675 as the South two-thirds of the Northeast 1/4 of the Northwest 1/4 and that part of the South two-thirds of the Northwest 1/4 of the Northeast 1/4 lying West of U.S. Highway 31; being more particularly described as follows:

Commence and begin at the Southwest corner of the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 22 South, Range 2 West, Shelby County, Alabama; thence run North 2 deg. 17 min. 17 sec. West a distance of 893.70 feet to a point being approximately three feet South of a fence line; thence North 89 deg. 51 min. 45 sec. East 2027.74 feet to the Westerly right-of-way of U.S. Highway No. 31 being approximately seven feet South of a fence corner; thence South 12 deg. 19 min. 26 sec. East along said Westerly right-of-way 896.38 feet to a found 1 1/2 inch pipe; thence South 89 deg. 25 min. 09 sec. West along a fence line 2183.49 feet to the point of beginning; being 169.39 feet; North 89 deg. 25 min. 09 sec. East of a found 1 1/2 inch pipe along the Easterly right-of-way of L & N Railroad; being situated in Shelby County, Alabama.

Inst # 1996-11164

10/10/96/1996-11164  
10/10/96 AN CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
BOM NCD 9.50

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 5th day of April, 19 96.

(SEAL)

Zackie Emmett Rogers, Jr.

(SEAL)

(SEAL)

Claire Cowden Rogers

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority,  
in said State, hereby certify that Zackie Emmett Rogers, Jr., and wife, Claire Cowden Rogers

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 5th day of April, A.D. 19 96

William R. Justice  
Notary Public

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