

This instrument was prepared by:
SAVANNAH DEVELOPMENT, INC.
2086 VALLEYDALE TERRACE
BIRMINGHAM, AL 35244

Send Tax Notice to:
DONNIE TUCKER
2086 VALLYEDALE TERRACE
BIRMINGHAM, AL 35244

QUIT CLAIM DEED

STATE OF ALABAMA, SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of
the sum of TWENTY-FIVE THOUSAND and No/100th (\$25,000.00) DOLLARS
_____ is hand paid to the undersigned,
the receipt whereof is hereby acknowledged, the undersigned
JACK MCGUIRE EXCAVATING CO., INC.
hereby remises, releases, quit claims, grants, sells, and conveys to

Inst # 1996-16674

DONNIE TUCKER

(hereinafter called Grantee), all its right, title, interest and
claim in or to the following described real estate, situated in
Shelby County, Alabama, to wit:

SEE EXHIBIT "A"

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this 16th day of May 1996

JACK MCGUIRE EXCAVATING CO., INC.

Witnesses:

Jack McGuire (SEAL)
Jack McGuire, President
_____ (SEAL)

State of Alabama

SHELBY COUNTY,

Corporate Acknowledgment

I, _____ the undersigned _____, a Notary Public in and for said
county in said state, hereby certify that Jack McGuire
whose name as the President of the JACK MCGUIRE EXCAVATING CO., INC.,
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledge before me on this day
that being informed of the contents of the 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 and official seal, this the 16th day of May 1996.

[Signature]
Notary Public.

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01:08 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 36.00

EXHIBIT "A"

A parcel of land situated in the SW 1/4 of the SE 1/4 of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:
From the SE corner of said SW 1/4 of SE 1/4 run thence in a northerly direction along the east line of said 1/4 1/4 section for a distance of 100.05 feet to a point on the north line of an Alabama Power Company right of way, said point being the point of beginning of the parcel herein described; thence continue in a northerly direction along said east line of said 1/4 1/4 section for a distance of 615.71 feet to the SE corner of that lot for building 11 of Chandalar South Townhouses as recorded in Map Book 7 page 166 in the Office of the Judge of Probate of Shelby County, Alabama; thence turn an angle to the left of 90 deg. 00 min. and run in a westerly direction along the south line of said lot for a distance of 110.0 feet to a point on the easterly right of way line of a public road called Chandalar Court; thence turn an angle to the left of 90 deg. 00 min. 00 sec. and run in a southerly direction along said easterly right of way line for a distance of 45.0 feet to the end of said street; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run in a westerly direction along the end of said road and the south line of that lot for buildings 7 and 8 of said Chandalar South Townhouses for a distance of 257.88 feet; thence turn an angle to the right of 65 deg. 21 min. 15 sec. and run northwesterly along the west line of said lot for buildings 7 and 8 for a distance of 21.02 feet; thence turn an angle to the left of 98 deg. 04 min. 30 sec. and run in a southwesterly direction along the southeasterly line of lot 4 of said Chandalar South Townhouses for a distance of 55.0 feet; thence turn an angle to the left of 90 deg. 00 min. 00 sec. and run in a southeasterly direction along the east line of lot 3 of said Chandalar South Townhouses for a distance of 296.43 feet; thence turn an angle to the right of 90 deg. 00 min. 00 sec. and run southwesterly along the south line of said lot 3 and the right of way of Chandalar Court, a public road, for a distance of 170.0 feet; thence turn an angle to the right of 90 deg. 00 min. and run northwesterly along the southwest right of way line of said Chandalar Court for a distance of 21.43 feet to the southeast corner of lot 2 of said Chandalar South Townhouses; thence turn an angle to the left of 90 deg. 00 min. 00 sec. and run in a southwesterly direction along the south line of said lot 2 for a distance of 110.0 feet to a point on the east line of a 100 feet Alabama Power Company right of way; thence turn an angle to the left of 90 deg. 00 min. 00 sec. and run in a southeasterly direction along said east right of way line for a distance of 194.91 feet (map) 194.96 feet (measured); thence turn an angle to the left of 55 deg. 23 min. 00 sec. (map) 55 deg. 23 min. 20 sec. (measured) and run in an easterly direction along the north right of way line of said Alabama Power Company right of way for a distance of 404.70 feet (map) 404.67 (measured) to the point of beginning. Being situated in Shelby County, Alabama.

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