

This Instrument Prepared By:

Send Tax Notice To:

Mark E. Hoffman, Esquire
Hoffman McClusky, L.L.C.
1300 20th Street South, Suite 302
Birmingham, Alabama 35205

QUITCLAIM DEED Inst # 1996-30281

STATE OF ALABAMA)

COUNTY OF SHELBY)

09/13/1996-30281
12:11 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
DOE, HCS 12.00

KNOW ALL MEN BY THESE PRESENTS: That in consideration of \$1.00 Dollar to the undersigned GRANTOR, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, I, MAX C. POPE as Trustee of the Bankruptcy Estate of Thomas Leon Phillips, pending in the United States Bankruptcy Court for the Northern District of Alabama and assigned Case Number 91-06689-TBB-7 (herein referred to as GRANTOR) hereby remises, releases, quitclaims, sells and conveys to the Estate of Nellie Brannon Phillips (herein referred to as GRANTEE) pursuant to a Court Order in said bankruptcy case dated ~~July~~ ^{August 2}, 1996, the following described real estate situated in Shelby County, Alabama, to-wit:

See Exhibit "A"

TO HAVE AND TO HOLD Unto the said GRANTEE, their heirs and assigns, forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, on ~~July~~ ^{August 2}, 1996.

Max C. Pope, Trustee of the Bankruptcy
Estate of Thomas Leon Phillips

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that ~~Max C. Pope~~ ^{MAX C. POPE} whose name 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 said conveyance, he executed the same voluntarily on the date the same bears date.

Given under my hand and official seal on the _____ day of ~~July~~ ^{August 2}, 1996.

Notary Public
My Commission Expires: 11/3/96

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EXHIBIT "A"

PARCEL F

DESCRIPTION:

Commence at the southwest corner of the southeast one-quarter of the northeast one-quarter of Section 2, Township 21 South, Range 3 West, run thence in an easterly direction along the south line of said quarter-quarter section for a distance of 314.50 feet; thence turn an angle to the left of 63 degrees, 12 minutes 30 seconds and run in a northeasterly direction for a distance of 443.38 feet; thence turn an angle to the left of 59 degrees, 36 minutes, 47 seconds and run in a northwesterly direction for a distance of 134.37 feet; thence turn an angle to the right of 41 degrees, 14 minutes 26 seconds and run in a northeasterly direction for a distance of 34.08 feet to the point of beginning. From the point of beginning thus obtained; thence turn an angle to the left of 74 degrees, 43 minutes, 19 seconds and run in a northwesterly direction for a distance of 122.78 feet to the point of beginning of a curve to the left; said curve having a central angle of 25 degrees, 19 minutes, 54 seconds and a radius of 419.97 feet; thence run along the arc of said curve to the left in a northwesterly direction for a distance of 185.68 feet to the end of said curve; thence run along the tangent, if extended to said curve, in a northwesterly direction for a distance of 271.37 feet to the point of beginning of a curve to the left; said curve having a central angle of 55 degrees, 55 minutes, 11 seconds and a radius of 50 feet; thence run along the arc of said curve to the left in a northwesterly and southwesterly direction for a distance of 48.80 feet to the end of said curve; thence turn an angle to the right of 180 degrees, 00 minutes 00 seconds from the tangent of last described course and run in a northeasterly direction for a distance of 162.27 feet; thence turn an angle to the right of 180 degrees 00 minutes 00 seconds to the tangent of the following described course; said course being situated on the curve to the left having a central angle of 124 degrees 04 minutes 49 seconds and a radius of 40 feet; thence run along the arc of said curve to the left on a southwesterly and southeasterly direction for a distance of 86.62 feet to the end of said curve; thence run along the tangent, if extended to said curve, in a southeasterly direction for a distance of 188.73 feet to the point of beginning of a curve to the right; said curve having a central angle of 25 degrees 19 minutes 54 seconds and a radius of 469.97 feet; thence run along the arc of said curve to the right in a southeasterly direction for a distance of 207.78 feet to the end of said curve; thence run along the tangent, if extended to said curve, in a southeasterly direction for a distance of 109.12 feet; thence turn an angle to the right of 74 degrees, 43 minutes 19 seconds and run in a southwesterly direction for a distance of 51.84 feet to the point of beginning.

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