

SEND TAX NOTICE TO:

Name: County Board of Education
Shelby County, Alabama
Address: 410 East College Street
Columbiana, AL 35051

This instrument was prepared by:
WALLACE, ELLIS, FOWLER & HEAD
P. O. Box 587
Columbiana, AL 35051

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **TWO HUNDRED FORTY THOUSAND THREE HUNDRED FIFTY-EIGHT AND NO/100 DOLLARS (\$240,358.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Stephen C. Allgood and wife, Myralyn F. Allgood** (herein referred to as grantors) do grant, bargain, sell and convey unto **County Board of Education of Shelby County, Alabama** (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:


Property being described on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein, which said Exhibit is signed for the purpose of identification.

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 the said grantees, 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 noted 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 grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 10th day of December, 1997.

 (SEAL)
Stephen C. Allgood

 (SEAL)
Myralyn F. Allgood

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephen C. Allgood and wife, Myralyn F. Allgood whose names 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 10th day of December, 1997.


Notary Public

Inst # 1997-40250

12/10/1997-40250
03:12 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE NCD 13.00

Inst # 1997-40250

EXHIBIT "A"


Commence At the Northeast corner of the Southeast Quarter of the Northwest Quarter of Section 22, Township 19 South, Range 2 West, of Shelby County, Alabama; run thence South 00 Degrees 35 Minutes 25 Seconds West along the East line of said Northwest Quarter for 297.05 feet; run thence South 01 Degree 25 Minutes 08 Seconds East along the West line of Lot 3 of Indian Trail Estates for 122.56 feet; run thence South 36 Degrees 19 Minutes 25 Seconds East along the West line of said Lot 3 for 107.68 feet to the Point of Beginning; run thence North 56 Degrees 17 Minutes 12 Seconds East along the South line of said Lot 3 for 183.48 feet; run thence South 72 Degrees 16 Minutes 55 Seconds East along the South line of said Lot 3 for 215.05 feet; run thence North 24 Degrees 42 Minutes 11 Seconds East along the East line of said Lot 3 for 147.18 feet; run thence South 85 Degrees 23 Minutes 19 Seconds East for 316.40 feet; run thence South 74 Degrees 06 Minutes 52 Seconds East for 299.43 feet to the Northwestern right-of-way of Shelby County Highway Number 29; run thence South 25 Degrees 01 Minute 45 Seconds West along said Northwestern right-of-way for 300.14 feet; run thence North 88 Degrees 59 Minutes 52 Seconds West for 751.52 feet; run thence North 36 Degrees 16 Minutes 55 Seconds West for 243.28 feet to the Point of Beginning. Said land being in the Southwest Quarter of the Northeast Quarter of Section 22, Township 19 South, Range 2 West, Shelby County, Alabama.

SUBJECT TO THE FOLLOWING EXCEPTIONS AND CONDITIONS:

1. General and special taxes or assessments for 1998 and subsequent years not yet due and payable.
2. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 176, page 382 in Probate Office.
3. Rights-of-way granted to Alabama Power Company by instruments recorded in Real 23, page 715 and Deed Book 355, page 243 in Probate Office.

SIGNED FOR IDENTIFICATION:


STEPHEN C. ALLGOOD


MYRA LYN F. ALLGOOD

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