

✓ (Name) Oliver P. Head and Ann B. Head
P. O. Box 1435
(Address) Columbiana, AL 35051

This instrument was prepared by
(Name) Wallace, Ellis, Fowler & Head
(Address) Columbiana, AL 35051

Form 1-1-37 Rev. 1-44

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Other valuable consideration and One & No/100 (\$1.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Oliver P. Head and wife, Ann B. Head

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto ourselves,

Oliver P. Head and wife, Ann B. Head

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

PARCELS NO. ONE THROUGH AND INCLUDING PARCEL NO. EIGHT, AS DESCRIBED ON
PAGES 2 THROUGH AND INCLUDING 6 (which are individually signed for
identification purposes by the grantors) AND WHICH ARE ATTACHED HERETO
AND MADE A PART AND PARCEL HEREOF, AS FULLY AS IF SET OUT HEREIN.

Inst. # 1999-03557
01726/1999-03557
03:54 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DGS BLH 21.30

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, WE have hereunto set OUR hands(s) and seal(s), this 26th
day of January, 1999.

(Seal)

(Seal)

(Seal)

Oliver P. Head (Seal)
(Oliver P. Head)
Ann B. Head (Seal)
(Ann B. Head)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Oliver P. Head and Ann B. Head whose name is 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 26th day of January, A. D., 1999.

PARCEL ONE (Trash Pile Property)

Commence at an iron rail, found in place, marking the Northeast corner of Section 25, Township 21 South, Range 1 West; Thence run Westerly along the North boundary line of said Section 25, a distance of 249.77 feet to the point of beginning on the centerline of Mt. Dixie Road; Thence continue Westerly along the same line a distance of 842.95 feet to a point on the South 40 foot right-of-way line of Mardis Ferry Road (Shelby County Highway No. 30); Thence turn an angle of 13 degrees 29 minutes 33 seconds left and run Westerly along said right-of-way line and along a curve to the right (Concave Northerly and having a radius of 1949.86 feet and a central angle of 16 degrees 51 minutes 00 seconds) for an arc distance of 573.43 feet to a point; Thence from the tangent of said curve, turn an angle of 101 degrees 17 minutes 11 seconds left and leaving said right-of-way line, run Southerly a distance of 646.96 feet to a point on the centerline of Mt. Dixie Road; Thence turn an angle of 106 degrees 05 minutes 23 seconds left and run Northeasterly along said centerline a distance of 61.21 feet to a point; Thence turn an angle of 11 degrees 35 minutes 46 seconds right and run Northeasterly along said centerline a distance of 184.37 feet to a point; Thence turn an angle of 17 degrees 16 minutes 54 seconds left and run Northeasterly along said centerline a distance of 223.84 feet to a point; Thence continue along said centerline and along a curve to the right (Concave Southeasterly and having a radius of 352.00 feet and a central angle of 24 degrees 17 minutes 38 seconds) for an arc distance of 149.25 feet to a point; Thence from the tangent of said curve, turn an angle of 92 degrees 35 minutes 23 seconds left and leaving said centerline, run Northwesterly along the West boundary line of the Old City Dump Property for a distance of 276.50 feet to a point; thence turn an angle of 98 degrees 00 minutes 00 seconds right and run Easterly along the North boundary line of said Old City Dump Property a distance of 150.00 feet to a point; Thence turn an angle of 82 degrees 00 minutes 00 seconds right and run Southeasterly along the East Boundary line of said Old City Dump Property a distance of 290.50 feet to a point on the centerline of Mt. Dixie Road; Thence turn an angle of 72 degrees 04 minutes 26 seconds left and run Easterly along said centerline a distance of 156.62 feet to a point; Thence turn an angle of 6 degrees 00 minutes 48 seconds left and run Easterly along said centerline a distance of 210.03 feet to a point; Thence continue along said centerline in a Northeasterly direction along a curve to the left (Concave Northwesterly and having a radius of 250.00 feet and a central angle of 62 degrees 21 minutes 30 seconds) for an arc distance of 272.09 feet to a point; Thence continue along said centerline and along the tangent of last named curve a distance of 105.69 feet to a point; Thence continue along said centerline in a Northerly and Northwesterly direction and along a curve to the left (Concave Westerly and having a radius of 115.0 feet and a central angle of 54 degrees 24 minutes 20 seconds) for an arc distance of 109.20 feet to a point; Thence continue along said centerline in a Northwest-erly direction and along the tangent of last named curve a distance of 114.09 feet to a point; Thence turn an angle of 15 degrees 38 minutes 03 seconds right and continue along said centerline in a Northerly direction a distance of 108.50 feet to the point of beginning. Said parcel of land is lying in the NE1/4 of NE1/4, and NW1/4 of NE1/4, Section 25, Township 21 South, Range 1 West and contains 15.85 acres.

SIGNED FOR IDENTIFICATION:


Oliver P. HEAD


Ann B. Head

PARCEL TWO (Loma Owen Lot)

Begin at the Southwest corner of Section 24, Township 21 South, Range 1 West, and run North along the West line of said Section 540 feet to the North line of Sterrett Street in the Town of Columbiana, Alabama; thence in an Easterly direction along the North line of Sterrett Street 1127 feet to the Southwest corner of the one acre Williams Lot; thence Westerly along the North line of Sterrett Street 30 feet to the point of beginning of the tract of land herein described; thence North 782.5 feet to the North line of the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West; thence West 100 feet along said forty line; thence South and parallel with the East side of said lot 782.5 feet to the North line of Sterrett Street; thence East along said 100 feet to the point of beginning. All lying and being situated in the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West, Shelby County, Alabama.

LESS AND EXCEPT: The Northernmost 125 feet of the hereinafter described tract of land: Begin at the Southwest corner of Section 24, Township 21 South, Range 1 West, and run North along the West line of said Section 540 feet to the North line of Sterrett Street, in the Town of Columbiana, Alabama; thence in an Easterly direction along the North line of Sterrett Street 1127 feet to the Southwest corner of the one acre Williams Lot; thence Westerly along the North line of Sterrett Street 30 feet to the point of beginning of the tract of land herein described; thence North 782.5 feet to the North line of the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West; thence West 100 feet along said forty line; thence South and parallel with the East side of said lot 782.5 feet to the North line of Sterrett Street; thence East along same 100 feet to the point of beginning. All lying and being situated in the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West, Shelby County, Alabama.

SUBJECT TO THE FOLLOWING:

- ~~(1) Taxes for 1995 and subsequent years.~~ *OK*
(2) Road right of way recorded in Deed Book 233, page 635 in Probate Office of Shelby County, Alabama.
(3) Right of way to the City of Columbiana, recorded in Deed Book 233, page 656, in Probate Office.

Grantors further grant, bargain, sell, and convey unto the grantees, their successors and assigns forever, a perpetual right of way or easement for the purpose of ingress and egress to and for all other lawful purposes of the grantees, their successors and assigns, over and along the hereinafter described property, said easement being more particularly described as follows:

A part of the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West, described as follows: Commence at the SW corner of said Section 24, Township 21 South, Range 1 West and run North along the West line of said Section a distance of 540.0 feet to the North line of Sterrett Street in the City of Columbiana, Alabama; thence run in an Easterly direction along the North line of Sterrett Street a distance of 1127.0 feet, more or less, to the point of beginning of the tract herein described, said point of beginning being the SW corner of the one acre Williams lot; thence in a Westerly direction along the North line of Sterrett Street 30.0 feet, more or less, to the SE corner of the Vivian Turner McNeill lot; thence North parallel to the East line of the SW 1/4 of SW 1/4 of Section 24, a distance of 250 feet; thence turn 90 deg. to the right and run East 30.0 feet, more or less, to a point 250 feet North of the Southwest corner of the one acre Williams lot; thence South parallel to the East line of said SW 1/4 of SW 1/4 of Section 24 a distance of 250 feet to the point of beginning. Situated in the SW 1/4 of the SW 1/4 of Section 24, Township 21 South, Range 1 West, Shelby County, Alabama. EXCEPT ROAD RIGHT OF WAY to the City of Columbiana as shown by instrument recorded in Probate Office of Shelby County, Alabama in Deed Book 233, page 635.

SIGNED FOR IDENTIFICATION

Oliver P. Head
Oliver P. Head
Ann B. Head
Ann B. Head

PARCEL THREE (Rosemary Butler Property)

Beginning at NW corner of the SW 1/4 of the SE 1/4 of Section 23, Township 21, Range 1 West; thence South 706.2 feet to R.R. Depot grounds; thence NE along said R/W of Southern Railroad 447.5 feet; thence NW 643.6 feet to point of beginning. (Less and except Sherwood School lot and less and except property described in deed to Lula Tubbs in Book 73, Page 357 and less property described in deed to Edgar Rasberry in Deed Book 66, Page 429) in the Probate Office of Shelby County, Alabama.

Said property being more particularly described as follows:

A parcel of land situated in the SW 1/4 of the SE 1/4 of Section 23, Township 21 South, Range 1 West, more particularly described as follows:


Commence at the NW corner of the SW 1/4 of the SE 1/4 of Section 23, Township 21 South, Range 1 West, said point being the point of beginning; thence South 39 degrees 24 minutes 10 seconds East for a distance of 615.04 feet to a point on the Northwesternly right of way of the Norfolk Southern Railroad (right of way varies); thence South 55 degrees 58 minutes 11 seconds West along said right of way for a distance of 263.69 feet; thence North 34 degrees 01 minutes 49 seconds West along said right of way for a distance of 50.00 feet; thence South 55 degrees 58 minutes 11 seconds West along said right of way for a distance of 175.13 feet; thence North 0 degrees 06 minutes 19 seconds East and leaving said right of way for a distance of 679.39 feet to the point of beginning.

LESS AND EXCEPT a 30-foot right of way, being described as follows:

Commence at the NW corner of the SW 1/4 of the SE 1/4 of Section 23, Township 21 South, Range 1 West; thence South 39 degrees 24 minutes 10 seconds East for a distance of 552.22 feet to a point on the Northwesternly right of way line of Industrial Road (30-foot right of way), said point being the point of beginning of the 30-foot right of way; thence continue along last described course for a distance of 35.49 feet to a point on the Southeasterly right of way line of said road, said point also being a point on a curve to the right having a central angle of 9 degrees 00 minutes 28 seconds and a radius of 331.66 feet, said curve subtended by a chord bearing South 24 degrees 28 minutes 40 seconds West and a chord distance of 52.09 feet; thence along the arc of said curve and said right of way for a distance of 52.14 feet; thence South 55 degrees 58 minutes 11 seconds West for a distance of 90.07 feet to a point on the Northwesternly right of way line of said road, said point also being on a curve to the left having a central angle of 27 degrees 52 minutes 24 seconds and a radius of 301.66 feet, said curve is subtended by a chord bearing North 30 degrees 28 minutes 29 seconds East and a chord distance of 145.31 feet; thence along the arc of said curve and along said right of way for a distance of 146.75 feet to the point of beginning. According to survey of Robert C. Farmer, RLS #14720, dated January 12, 1996.

Being the same property heretofore conveyed by Joe L. Tidmore and Charles O. Tidmore to the grantors, as joint tenants with right of survivorship on December 19, 1995, as shown by deed recorded as Instrument No. 1995-36509, in the Office of the Judge of Probate of Shelby County, Alabama.

SIGNED FOR IDENTIFICATION


Oliver P. Head

Ann B. Head

PARCEL FOUR (James Kirkland Property)

The W 1/2 of the SE 1/4 of the SW 1/4, Section 30, Township 21 South, Range 1 East.

PARCEL FIVE (Grimes Lot)

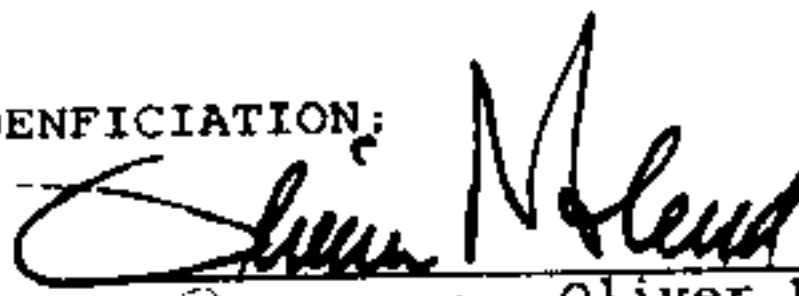
Also the following tract of land:

Commencing at the NE corner of SW 1/4 of NW 1/4; Section 28, Township 19 South, Range 1 East; thence Southerly along East line of said SW 1/4 of NW 1/4 a distance of 1060 feet, more or less, to an iron stob, which is the point of beginning of the property herein to be conveyed; thence continue Southerly along the East line of said forty a distance of 100 feet, more or less, to a point on the North right of way line of Project F-214 (20); thence South 84 deg. 44 min. West along the Northern right of way of Project F-214 (20) a distance of 164 feet, more or less, to a point; thence North 109 feet, more or less, to a point; thence East 164 feet, more or less, to a point on the East line of said forty being the point of beginning, being the same property heretofore conveyed to the grantors, as shown by deed recorded in Deed Book 282 at page 482, Office of Judge of Probate of Shelby County, Alabama.


Said strip of land lying in the SW 1/4 of NW 1/4, section 28, Township 19 South, Range 1 East, and containing 0.40 acres, more or less, the north and east lines of said property being marked by an existing fence.

This tract being the same property heretofore conveyed by Billy Gene Grimes and wife, Linda Grimes, to the grantors, as joint tenants with right of survivorship, on October 1, 1974, as shown by deed recorded in Deed Book 289, at page 50, office of the Judge of Probate of Shelby County, Alabama.

SIGNED FOR IDENTIFICATION:



Oliver P. Head



Ann B. Head

PARCEL SIX (River Property)

Lot No. 32, according to Map of the 1974 Addition of SHELBY SHORES, Phase II, as recorded in Map Book 6, page 33, in the Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama.

SUBJECT TO THE FOLLOWING:

35-foot building set back line from Christa Circle, as shown on recorded map of said subdivision.

10-foot utility easement over the Northwestern side of said lot, as shown on recorded map.

Restrictions as shown on Map Book 6, page 33.

Restrictions as recorded in Misc. Book 9, page 579 in Probate Office.

Rights acquired by Alabama Power Company by deed recorded in Deed Book 253, pages 116 and 120 in the Probate Office of Shelby County, Alabama.

Permits to Alabama Power Company as recorded in Deed Book 225, page 918 and Deed Book 292, page 361 in Probate Office.

Permit to South Central Bell as recorded in Deed Book 300, page 250 in Probate Office.

PARCEL SEVEN (Residence Property)

Commencing at the intersection of the West boundary of Main Street and the South boundary of Sterrett Street in the town of Columbiana, Alabama; run thence in a Westerly direction along the South boundary of said Sterrett Street, 250 feet to the property of Martha Sue Bentley; run thence in a Southerly direction along the East boundary of said Martha Sue Bentley property, 120 feet, more or less to the NW corner of the D. H. Bentley property; run thence in an Easterly direction along the North boundary of said D. H. Bentley property 250 feet to the West line of said Main Street; run thence in a Northerly direction along said West line of Main Street 120 feet, more or less, to the point of beginning.

Situated in Shelby County, Alabama.

The grantors/grantees identify and acknowledge the aforesaid PARCEL SEVEN to be their homestead real estate.

PARCEL EIGHT (Mountain Crest Estates Property)

An undivided 0.33404035 interest in and to the following described parcel:

SURFACE RIGHTS ONLY TO:

That part of the S $\frac{1}{4}$ of NW $\frac{1}{4}$ lying Northeast of Highway #28, except two lots sold to the Water Works Board of the Town of Columbiana, as described in Deed Book 255, page 066 and in Deed Book 302, page 549, in the Probate Office of Shelby County, Alabama; and that part of the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ lying Northeast of Highway #28, all in Section 30, Township 21 South, Range 1 East, Shelby County, Alabama.

TOGETHER WITH a fifty (50) foot wide non-exclusive road right of way easement along the road running Northwesternly from Highway #28, across the N $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 30, to the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 19, all in Township 21 South, Range 1 East, Shelby County, Alabama.

LESS AND EXCEPT a non-exclusive fifty foot wide road right of way easement along the existing road running Northeasterly from said Highway #28 across the E $\frac{1}{4}$ of SW $\frac{1}{4}$ of NW $\frac{1}{4}$ and SE $\frac{1}{4}$ of NW $\frac{1}{4}$ in Section 30, Township 21 South, Range 1 East, and also a non-exclusive fifty foot wide road right of way easement over and across the SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 30, Township 21 South, Range 1 East, along the most direct and feasible route between said existing road and the West line of SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 30, Township 21 South, Range 1 East, Shelby County, Alabama, AND

LESS AND EXCEPT all oil, gas, mineral and mining rights in and to said parcel which we owned by Gulf States Paper Corporation, a corporation, on July 7, 1986.

SIGNED FOR IDENTIFICATION



Oliver P. Head



Ann B. Head