

THIS INSTRUMENT IS BEING EXECUTED TO COMPLY WITH THE PROVISIONS OF THE ESTATE OF ANDREW B. BROWN, JR., DECEASED, AS CASE NUMBER 016/89, PROBATED IN THE PROBATE COURT OF TALLADEGA COUNTY, ALABAMA.

Send Tax Notice to:
Mary C. Brown

STATE OF ALABAMA)
SHELBY COUNTY)

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations to the undersigned, **MARY C. BROWN**, as Executrix of the Estate of Andrew B. Brown, Jr., deceased (hereinafter referred to as the "Grantor"), in hand paid by **MARY C. BROWN** (hereinafter referred to as the "Grantee"), the receipt of which is hereby acknowledged, the said Grantor does by these presents hereby remise, release and quitclaim to Grantee all of its right, title, interest and claim in or to the following described real estate situated in Shelby County, Alabama, to-wit:

See Exhibit "A" attached hereto and made a part hereof

TO HAVE AND TO HOLD to the said Grantee forever.

IN WITNESS WHEREOF, the said Grantor has hereto set its hand and seal on this the 30 day of December, 1999.

Mary C. Brown (SEAL)
Mary C. Brown, Executrix of the Estate of
Andrew B. Brown, deceased

STATE OF ALABAMA)
Al. Talladega COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mary C. Brown, whose name as Executrix of the Estate of Andrew B. Brown, deceased, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she executed the same as such executrix and with full authority, for the purposes therein contained as of the day the same bears date.

Given under my hand and official seal on this the 30 day of December, 1999.

Caroline A. Shropshire
NOTARY PUBLIC
My Commission Expires: 2-3-02

This Instrument Prepared by:
Candace Hemphill Vogt, Esquire
SIROTE & PERMUTT, P.C.
P.O. Box 55727
Birmingham, Alabama 35255-5727

Inst # 1999-52648

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12/30/1999-52648
11:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 WMS 11.50

Exhibit "A"

Legal Description

A part of the NE 1/4 of SE 1/4 of Section 23, Township 21 South, Range 1 West, described as follows: Commence at the SE corner of said 1/4 1/4 Section and run North along East line 500 feet to point of beginning of lot herein described; thence continue North along East line of said 1/4 1/4 Section 100 feet; thence North 87 deg. 45' West 442 feet to the East boundary of Columbiana-Chelsea road; thence South along said right of way line of said road 100 feet; thence South 87 deg. 45' East 442 feet to point of beginning; Situated in Shelby County, Alabama.

AND ALSO

Commence at the SE corner of the NE 1/4 of the SE 1/4 of Section 23, Township 21 South, Range 1 West, thence run North along the East line of said 1/4 1/4 section a distance of 414.27 feet, more or less, to the North R.O.W. of the Columbiana-By-Pass, and the point of beginning. Thence continue North along the East line of said 1/4 1/4 section a distance of 85.73 feet, thence turn an angle of 84 deg. 33 min. to the left and run a distance of 408.83 feet to the East R.O.W. line of the Columbiana-Chelsea Highway. Thence turn an angle of 95 deg. 27 min. to the left and run South along said R.O.W. line a distance of 301.95 feet to the North R.O.W. line of the Columbiana By-Pass. Thence turn an angle of 62 deg. 20 min. to the left and run along said R.O.W. a distance of 52.81 feet, thence turn an angle of 54 deg. 12 min. to the left and run along said R.O.W. line a distance of 150.03 feet; thence turn an angle of 21 deg. 38 min. to the right and run along said R.O.W. a distance of 212.58 feet to the point of beginning. Situated in the NE 1/4 of the SE 1/4 of Section 23, Township 21 South, Range 1 West, Shelby County, Alabama.

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