

**THIS INSTRUMENT PREPARED BY:**

James J. Odom, Jr.  
P.O. Box 11244  
Birmingham, AL 35202-1244

**SEND TAX NOTICE TO:**

Shelby County Bd. of Education  
410 E. College Street  
Columbiana, AL 35051

Inst # 2000-05007

02/17/2000-05007  
09:02 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
120.50  
303 MS

**STATE OF ALABAMA     )**  
**COUNTY OF SHELBY    )**

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS THAT** in consideration of One Hundred Six Thousand Six Hundred Twenty-five and No/100 Dollars (\$106,625.00) and other good and valuable consideration, to the undersigned grantors, James J. Martin, a married man, Margie Martin, an unmarried woman, and Roy L. Martin, a married man (hereinafter sometimes referred to as "Grantors"), in hand paid by SHELBY COUNTY BOARD OF EDUCATION (hereinafter sometimes referred to as "Grantee"), the receipt whereof is hereby acknowledged, Grantors do by these presents, grant, bargain, sell and convey unto Grantee the following described real estate, situated in Shelby County, Alabama, to-wit:

**PARCEL 1:**

A parcel of land located in the NE 1/4 of the SW 1/4 of Section 7, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the NW corner of the NE 1/4 of the SW 1/4 of said Section 7; thence S 0 deg. 2 min. 32 sec. W along the West line of said 1/4-1/4 Section a distance of 417.95 feet to the point of beginning; thence S 76 deg. 26 min. 28 sec. E a distance of 156.83 feet; thence N 25 deg. 56 min. 7 sec. E a distance of 244.97 feet to the point of beginning; thence continue along last described course a distance of 169.84 feet; thence S 54 deg. 6 min. 4 sec. E a distance of 425.41 feet to a point lying on the Northwesterly right of way line of Shelby County Highway #33 (80 foot right of way); said point also lying on a curve to the left, having a radius of 942.28 feet; a central angle of 13 deg. 28 min. 11 sec. and subtended by a chord which bears S 42 deg. 05 min. 44 sec. W a chord distance of 221.01 feet; thence along the arc of said curve and said right of way line, a distance of 221.52 feet; thence leaving said right of way line N 46 deg. 4 min. 48 sec. W a distance of 375.84 feet to the point of beginning; being situated in Shelby County, Alabama.

**SUBJECT TO:** (1) Current taxes; (2) Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 127, Page 382, in Probate Office; (3) Rights of Ways granted to Shelby County by instruments recorded in Deed Book 205, Page 94 and 101 in Probate Office; (4) Right-of-Way granted to State of Alabama by instrument recorded in Deed Book 293, Page 897 in Probate Office.

This property does not constitute the homestead of any of the grantors herein.

**TO HAVE AND TO HOLD** to the Grantee, its successors and assigns forever.

And Grantors do for themselves, their successors and assigns, covenant with the Grantee, its successors and assigns, that they are lawfully seized in fee simple of the premises; that the premises are free from all encumbrances, except as noted above; that they have a good right to sell and convey the premises as aforesaid; that they will, and their successors and assigns shall, warrant and defend the same to the Grantee, its successors and assigns forever, against the lawful claims of all persons

IN WITNESS WHEREOF, the undersigned have executed this instrument on this the  
day of February, 2000.

James J. Martin  
James J. Martin

Margie Martin  
Margie Martin

Roy L. Martin  
Roy L. Martin

STATE OF ALABAMA           )  
COUNTY OF SHELBY        )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Margie Martin, 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 the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 7<sup>th</sup> day of February, 2000.

Brenda H. Clayton  
Notary Public

My commission expires: 4-27-2001

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roy L. Martin, 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 the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 7<sup>th</sup> day of February, 2000

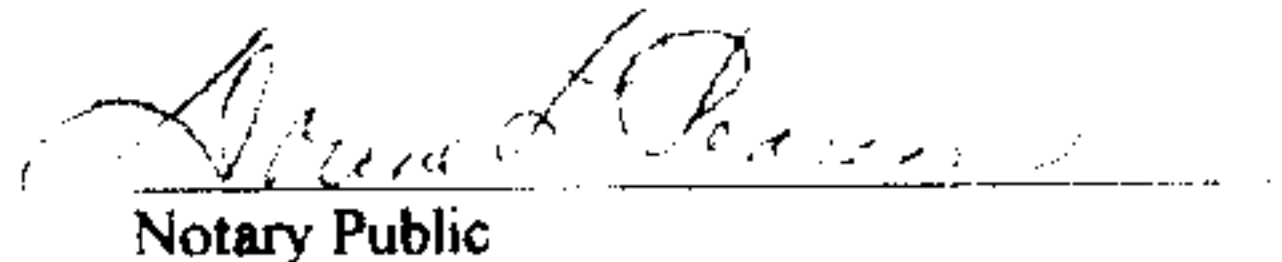
  
Notary Public

My commission expires: 4-27-2001

STATE OF FLORIDA )  
COUNTY OF Pinellas )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James J. Martin, 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 the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 3<sup>rd</sup> day of February, 2000.

  
Notary Public

My commission expires: 8-30-02



Donna L. Pearson  
MY COMMISSION # CC739816 EXPIRES  
August 30, 2002  
BONDED THROUGH TROY FARM INSURANCE, INC.