

This instrument prepared by:
Charles A. J. Beavers, Jr.
Bradley Arant Rose & White LLP
2001 Park Place, Suite 1400
Birmingham, Alabama 35203

STATE OF ALABAMA

SHELBY COUNTY

)
:
)

RELEASE FROM RESTRICTIONS

Inst # 2000-27958

08/16/2000-27958
10:00 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

004 MNS 16.00

This Agreement is entered into by Walter Cornelius and Eugenia C. Clemore ("Owners") for the benefit of James T. Stephens ("Stephens") as of the 14th day of August, 2000.

WITNESSETH:

WHEREAS, Owners are the fee simple owners of that certain lake known as William F. Cornelius Lake (the "Lake") which is described in and is subject to Restrictions and Regulations for the Use and Maintenance of the William F. Cornelius Lake recorded in Book 80, page 342, in the Office of the Judge of Probate of Shelby County, Alabama (the "Restrictions"); and

WHEREAS, Owners have simultaneously herewith conveyed to Stephens real estate situated in Shelby County, Alabama, which is more particularly described on Exhibit A attached hereto (the "Property"); and

WHEREAS, a portion of the Property is in close proximity to the Lake but does not include any portion of the Lake; and

WHEREAS, Owners have agreed that the Restrictions shall not in any manner affect or encumber the Property;

NOW, THEREFORE, in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, Owners and Stephens hereby declare, covenant, acknowledge, and agree that the Restrictions do not apply to the Property, and Owners do hereby release Stephens, the Property, and the future owners and occupants thereof from the terms and provisions of the Restrictions and from all obligations set forth therein.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on the 14th day of August, 2000.

Walter Cornelius

Walter Cornelius

Eugenia C. Clemore

Eugenia C. Clemore

STATE OF ALABAMA

COUNTY OF

Shelby

)
:
)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Walter Cornelius, whose name 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 the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal the 14th day of August, 2000.

Paul H. Beaver
Notary Public

[NOTARIAL SEAL]

My commission expires:

August 2003

STATE OF ALABAMA

COUNTY OF

Shelby

)
:
)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Eugenia C. Clemore, whose name 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 the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal the 14th day of August, 2000.

Paul A. B. B. B.

Notary Public

[NOTARIAL SEAL]

My commission expires:

August 2003

PARCEL - 2

EXHIBIT A

Part of the West one-half of the Northwest quarter of the Southeast quarter and part of the Northeast quarter of the Southwest quarter of Section 16, Township 19 South, 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a rebar with plastic cap bearing the Certificate of Authorization of Paragon Engineering, Inc. marking the Southeast corner of the Southwest quarter of the Northeast quarter of Section 16, Township 19 South, Range 1 West, Shelby County, Alabama and run in a Westerly direction along the South line of said quarter-quarter section 670.66 feet to the Point of Beginning of the herein described parcel; thence deflect 88°43'49" and run to the left in a Southerly direction along the East line of the West one-half of the Northwest quarter of the Southeast quarter of said section 1316.83 feet to the Southeast corner of said quarter-quarter section; thence turn an interior angle of 91°13'00" and to the right in a Westerly direction along the South line of said quarter-quarter section and along the South line of the Northeast quarter of the Southwest quarter of said Section 1548.54 feet; thence turn an interior angle of 87°34'02" and run to the right in a Northerly direction 364.65 feet; thence turn an interior angle of 276°53'51" and run to the left in a Westerly direction 162.87 feet; thence turn an interior angle of 160°05'57" and run to the right in a Northwesterly direction 232.40 feet; thence turn an interior angle of 162°59'30" and run to the right in a Northwesterly direction 98.34 feet to the West line of the Northeast quarter of the Southwest quarter of said Section; thence turn an interior angle of 121°12'03" and run to the right in a Northerly direction along said West line 25.37 feet to the Southeasterly right-of-way of Shelby County Highway #41, (Dunnavant Valley Road), said point lying on a curve to the left having a central angle of 10°48'02" and a radius of 2904.79 feet; thence turn an interior angle of 127°18'49" to the tangent of said curve and run right to left along the arc of said curve in a Northeasterly direction and along said right-of-way 547.57 feet; thence turn an interior angle of 79°11'59" from the tangent of said curve and run to the right in a Southeasterly direction 240.20 feet; thence turn an interior angle of 110°00'00" and run to the right in a Southwesterly direction 48.98 feet; thence turn an interior angle of 221°51'53" and run to the left in a Southerly direction 140.53 feet; thence turn an interior angle of 303°58'26" and run to the left in a Northeasterly direction 37.28 feet; thence turn an interior angle of 161°04'37" and run to the right in a Northeasterly direction 129.25 feet; thence turn an interior angle of 201°31'50" and run to the left in a Northeasterly direction 122.46 feet; thence turn an interior angle of 162°33'50" and run to the right in a Northeasterly direction 380.81 feet; thence turn an interior angle of 103°47'16" and run to the right in a Southeasterly direction 235.10 feet; thence turn an interior angle of 267°13'21" and run to the left in a Northeasterly direction 352.11 feet; thence turn an interior angle of 199°25'45" and run to the left in a Northeasterly direction 151.42 feet; thence turn an interior angle of 171°31'54" and run to the right in a Northeasterly direction 124.75 feet to the West bank of the North Fork of Yellowleaf Creek; thence turn an interior angle of 270°00'00" and run to the left in a Northwesterly direction 266.16 feet to the centerline of said creek; thence turn an interior angle of 219°37'04" and run to the left in Westerly direction 166.99 to a 1"crimped iron pipe marking the locally accepted Southwest corner of the Southwest quarter of the Northeast quarter of said Section; thence turn an interior angle of 89°47'36" and run to the right in a Northerly direction along the locally accepted West line of said quarter-quarter section 62.73 feet; thence turn an interior angle of 91°35'26" and run to the right in an Easterly direction 686.38 feet to the point of beginning, containing 34.20 acres, more or less.

Less that 80 foot by 80 foot parcel in the Westernmost corner of subject parcel granted to the Shelby County Public Works Department as recorded in instrument #1993-01275.

SUBJECT TO: (1) Ad valorem taxes for the year 2000 and subsequent years, not yet due and payable; (2) Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 133, page 210 and Deed Book 158, page 104 in Shelby County Probate Office; (3) Easements(s) to Shelby County for water lines as shown by instrument recorded in Inst. #1993-01275 in said Probate Office; and (4) Easements for access as set out by Real 37, page 380 and Real 119, page 764 in said Probate Office.

08/16/2000-27958
10:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

16.00