

FORM ROW-4

THIS INSTRUMENT PREPARED BY:
CHARLES R. RYAN
RUST ENVIRONMENT & INFRASTRUCTURE
3535 GRANDVIEW PARKWAY, SUITE 325
BIRMINGHAM, ALABAMA 35243

STATE OF ALABAMA)

COUNTY OF SHELBY)

TRACT NO. 2

FEE SIMPLE

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the sum of Forty-two Thousand Eight Hundred dollars, cash in Dollars and 00/100 (\$42, 800.00) hand paid to the undersigned by the State of Alabama, the receipt of which is hereby acknowledged, we (I) the undersigned grantor(s), REX B. HALL have (has) this day bargained and sold, and by these presents do hereby grant, bargain, sell and convey unto the State of Alabama the following described property, lying and being in SHELBY County, and being more particularly described as follows:

And as shown on the right of way map of Project No. STPAA-458(1) of record in the Alabama Department of Transportation, a copy of which is also deposited in the Office of the Judge of Probate of Shelby County, Alabama as an aid to persons and entities interested therein and as shown on the property plat attached hereto and made a part hereof:

A part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 14, Township 21 South, Range 3 West, identified as Tract No. 2, Project No. STPAA-458(1), Shelby County, Alabama, and being more fully described as follows:

Commence at the southeast corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 14, Township 21 South, Range 3 West; thence west along the south line of said SW $\frac{1}{4}$ of NW $\frac{1}{4}$ a distance of 632 feet, more or less, to the present east right of way line of Alabama Highway 119; thence northerly along said right of way line a distance of 848 feet, more or less, to a point that is 40 feet easterly of and at right angles to the centerline of said Project No. STPAA-458(1) at Station 448+50 and the point of beginning of the property herein to be conveyed; thence continue northerly along said right of way line a distance of 458 feet, more or less, to a right of way flare which connects the present east right of way line of Alabama Highway 119 to the present south right of way line of County Road 26 East; thence northeasterly along said right of way flare a distance of 95 feet, more or less, to a point that is at right angles to the centerline of Relocated County Road 26 at Station 1+12; thence southwesterly a distance of 93 feet, more or less, to a point that is 60 feet easterly of and at right angles to the centerline of said Project No. STPAA-458(1) at Station 452+99; thence southerly, parallel with said centerline, along a curve to the left (concave southerly), a distance of 392 feet, more or less, to a point that is 60 feet southerly of and at right angles to said centerline at Station 449+00; thence southwesterly a distance of 55 feet, more or less, to the point of beginning. Containing 0.187 acre, more or less.

TO HAVE AND TO HOLD, unto the State of Alabama,
Inst # 2001-11305
its successors and assigns in fee simple forever.

03/27/2001-11305
02:30 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 CJ1 21.00

AND FOR THE CONSIDERATION, AFORESAID, we (I) do for ourselves (myself), for our (my) heirs, executors, administrators, successors, and assigns covenant to and with the State of Alabama that we (I) are (am) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that we (I) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for ad valorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that we (I) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THE GRANTOR(S) HEREIN further covenant(s) and agree that the purchase price above-stated is in full compensation to them (him-her) for this conveyance, and hereby release the State of Alabama and all of its employees and officers from any and all damages to their (his-her) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance, or repair of any public road or highway that may be so located on the property herein conveyed.

IN WITNESS WHEREOF, we (I) have hereunto set our (my) hand(s) and seal this the 2 day of March, ~~1999~~. 2001.



REX B. HALL

L.S.

L.S.


ACKNOWLEDGEMENT

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, Ayn Traylor-Sadberry, a Notary Public, in and for
said County and State, hereby certify that REX B. HALL
 , whose name(s) is/are signed to the foregoing
conveyance, and who is/are known to me, acknowledged before me on
this day that, being informed of the contents of this conveyance,
has executed the same voluntarily on the day the same
bears date.

Given under my hand and official seal this 2 day
of March ~~19~~ 2001.


Ayn Traylor-Sadberry
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/2/01

ACKNOWLEDGEMENT FOR CORPORATION

STATE OF _____)

COUNTY OF _____)

I, _____, a Notary Public, in and for
said County and State, hereby certify that _____
_____, whose name(s) as
_____ of the Company, a corporation, is/are signed
to the foregoing conveyance, and who is/are known to me,
acknowledged before me on this day that, being informed of the
contents of this conveyance, _____ as such officer and with
full authority, executed the same voluntarily, for and as
the act of said corporation on the day the same bears date.

Given under my hand and official seal this ____ day
of _____, 19____.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

