

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:

(Name) Town of Wilsonville
(Address) P.O. Drawer 70
Wilsonville, Alabama 35186

This instrument was prepared by: **MIKE T. ATCHISON**
P. O. Box 822
Columbiana, AL 35051

Form 1-1-27 Rev. 4/99

WARRANTY DEED - Stewart Title Insurance Corporation of Houston, Texas

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of

\$7,000.00

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Roy Britt Ingram, Jr. a Single man; James Walker Ingram, a Single man; Anthony Britt Cairo, a Single man; and, Charles Alfred Cairo, a Single man (herein referred to as grantor, whether one or more), bargain, sell and convey unto Town of Wilsonville

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

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

01/16/2002-02908
11:58 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 15.00

Inst # 2002-02908

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 hand(s) and seal(s), this 31st day of October, 2001.

Roy Britt Ingram Jr (Seal)
Roy Britt Ingram, Jr.

(Seal)

(Seal)

James Walker Ingram (Seal)
James Walker Ingram

Anthony Britt Cairo (Seal)
Anthony Britt Cairo

Charles Alfred Cairo (Seal)
Charles Alfred Cairo

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgement

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that James Walker Ingram; Anthony Britt Cairo; Charles Alfred Cairo and Roy Britt Ingram, Jr. 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 31st day of October, A.D., 2001.

My Commission Expires: 10-16-04

Notary Public

Mike A

EXHIBIT "A"
LEGAL DESCRIPTION

Commence at the Northeast corner of Section 14, Township 21 South, Range 1 East; thence run southerly along the east boundary of said Section 14 for 957.86 feet; thence turn an deflection angle of 90 deg. 00 min. to the right and run westerly for 1438.49 feet to the point of intersection with the west right of way line of Alabama Highway 145, being an iron and the point of beginning of the parcel of land herein described; thence turn a deflection angle of 37 deg. 40 min. to the right and leaving said right of way run 160.00 feet to an iron; thence turn an deflection angle of 90 deg. 00 min. to the left and run 200.00 feet to an iron; thence turn an deflection angle of 90 deg. 00 min. to the left and run 160.00 feet to an iron, being a point on the said west right of way line of Alabama Highway 145; thence turn a deflection angle of 89 deg. 29 min. 40 sec. to the left and run along said right of way along a curve to the left having a radius of 11334.16 feet and a central angle of 1 deg. 00 min. 40 sec., for an arc distance of 200.00 feet to the point of beginning. Said parcel is lying in the NW 1/4 of the NE 1/4, Section 14, Township 21 South, Range 1 East, and contains 0.73 acre.

10-foot wide easement: Commence at the Northeast Corner of Section 14, Township 21 South, Range 1 East; thence run southerly along the east boundary of said Section 14 for 957.86 feet; thence turn an deflection angle of 90 deg. 00min. to the right and run westerly for 1438.49 feet to the point of intersection with the west right of way line of Alabama Highway 145, and being the point of beginning of the easement herein described; thence run northerly along said right of way along a curve to the left, having a radius of 11334.16 feet, for an arc distance of 643 feet to the PT of a curve, being at Station 673+34; thence continue northerly along said west right of way line for 1366 feet to Station 687+00; thence turn a deflection angle of 5 deg. 42 min. 38 sec. to the left and continue along said right of way line for 100.50 feet to Station 688+00; thence turn a deflection angle of 5 deg. 42 min. 38 sec. to the right and continue along said right of way and along a tangent section for 370 feet, more or less, to the point of ending of property owned by James Walker Ingram, said point being the southwest property corner of a parcel owned by R. C. & K. H. Crossland, and being the point of ending of said easement. Said easement is 10 feet in width with the above described right of way line being the east boundary of said easement. It is the intent of this easement description to be a 10 foot strip running along and parallel to the west right of way boundary line of Alabama Highway 145 from the 0.73 acre parcel described above and the end of Ingram property lying along Alabama Highway 145 to the north.

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