



20040204000057210 Pg 1/3 22.00  
Shelby Cnty Judge of Probate, AL  
02/04/2004 10:48:00 FILED/CERTIFIED

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE EVIDENCE  
GRANTORS.

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

Send Tax Notice to:  
**Stephen Carlee**  
**P.O. Box 1162**  
**Columbiana, AL 35051**

**WARRANTY DEED**

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **FIVE HUNDRED DOLLARS and NO/00 (\$500.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Floyd Carlee and wife, Ruth Carlee**, bargain, sell and convey unto, **Stephen Carlee** the following described real estate, situated in: Shelby County, Alabama, to-wit:

**PARCEL 2**

A parcel of land lying in the Southeast Quarter of Section 5, Township 22 South, Range 1 East, Shelby County, Alabama, and being more particularly described as follows:

Commence at the Southeast corner of said Section 5; thence run South 89 degrees 51 minutes 42 seconds West a distance of 1359.19 feet to a found iron pin at the Southeast corner of the Southwest Quarter of the Southeast Quarter of said Section 5; thence run North 01 degrees 29 minutes 58 seconds West along the East line of said Southwest Quarter of the Southeast Quarter a distance of 1025.31 feet to a ½ inch rebar set; thence run South 89 degrees 50 minutes 50 seconds West a distance of 492.00 feet to a ½ inch rebar set and the point of beginning; thence run South 89 degrees 50 minutes 51 seconds West a distance of 190.00 feet to a ½ rebar set; thence run North 20 degrees 12 minutes 43 seconds East a distance of 292.23 feet to a ½ inch rebar set; thence run South 73 degrees 08 minutes 56 seconds East a distance of 155.00 feet to a ½ inch rebar set; thence run South 14 degrees 31 minutes 56 seconds West a distance of 236.36 feet to the point of beginning.

According to survey of Rodney Y. Shiflett, RLS # 21784, dated December 30, 2003.

Subject to restrictions, easements and rights of way of record.

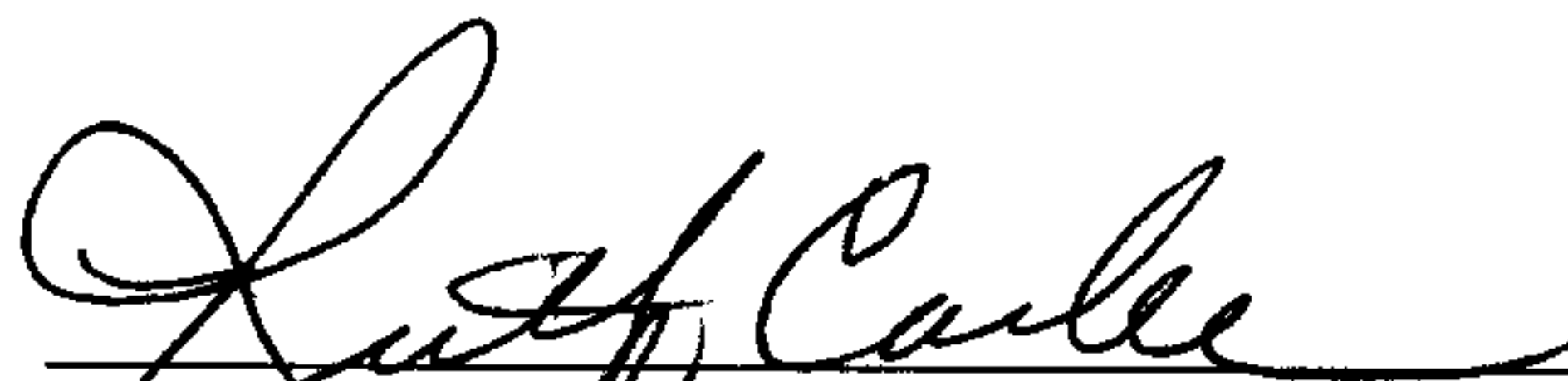
Subject to taxes for 2004 and subsequent years, easements, restrictions, rights of way and permits of record.

**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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal this 4<sup>th</sup> day of February, 2004.


  
Floyd Carlee

  
Ruth Carlee

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Floyd Carlee and Ruth Carlee, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4<sup>th</sup> day of February, 2004.

  
Notary Public

My Commission Expires:



This survey was performed with reference to a prior survey by Norris W. Hughes dated December 9, 1991.

STATE OF ALABAMA  
COUNTY OF SHELBY

I, Rodney Y. Shiflett, a Registered Professional Land Surveyor in the State of Alabama do hereby certify that this is a true and correct plat of my survey as shown hereon; That there are no visible encroachments of any kind upon the subject lot except as shown hereon excluding utility service lines, wires or pipes that serve the subject lot only that are within dedicated easements or rights of way; That steel corners have been found or installed at all lot corners. I further certify that this plat meet the minimum technical standards for the practice of land surveying in the State of Alabama, the correct legal descriptions being as follows:

PARCEL 1

A parcel of land lying in the Southeast Quarter of Section 5, Township 22 South, Range 1 East, Shelby County, Alabama and being more particularly described as follows:


Commence at the southeast corner of said Section 5; thence run S 89°51'42" W a distance of 1359.19 feet to a found iron pin at the southeast corner of the Southwest Quarter of the Southeast Quarter of said Section 5; thence run N 01°29'58" W along the east line of said Southwest Quarter of the Southeast Quarter a distance of 1025.31 feet to a 1/2" rebar set and the Point of Beginning; thence run S 89°50'50" W a distance of 492.00 feet to a 1/2" rebar set; thence run N 14°31'56" E a distance of 236.36 feet to a 1/2" rebar set; thence run N 73°08'56" W a distance of 155.00 feet to a 1/2" rebar set; thence run S 20°12'43" W a distance of 292.23 feet to a 1/2" rebar set; thence run S 89°50'50" W a distance of 307.03 feet to a 1/2" rebar set; thence run N 01°02'26" E a distance of 529.63 feet to a 1/2" rebar set; thence run N 89°35'35" E a distance of 965.36 feet to a found iron pin; thence run S 01°30'37" E a distance of 533.95 feet to the Point of Beginning. Said described property contains 10.91 acres, more or less.

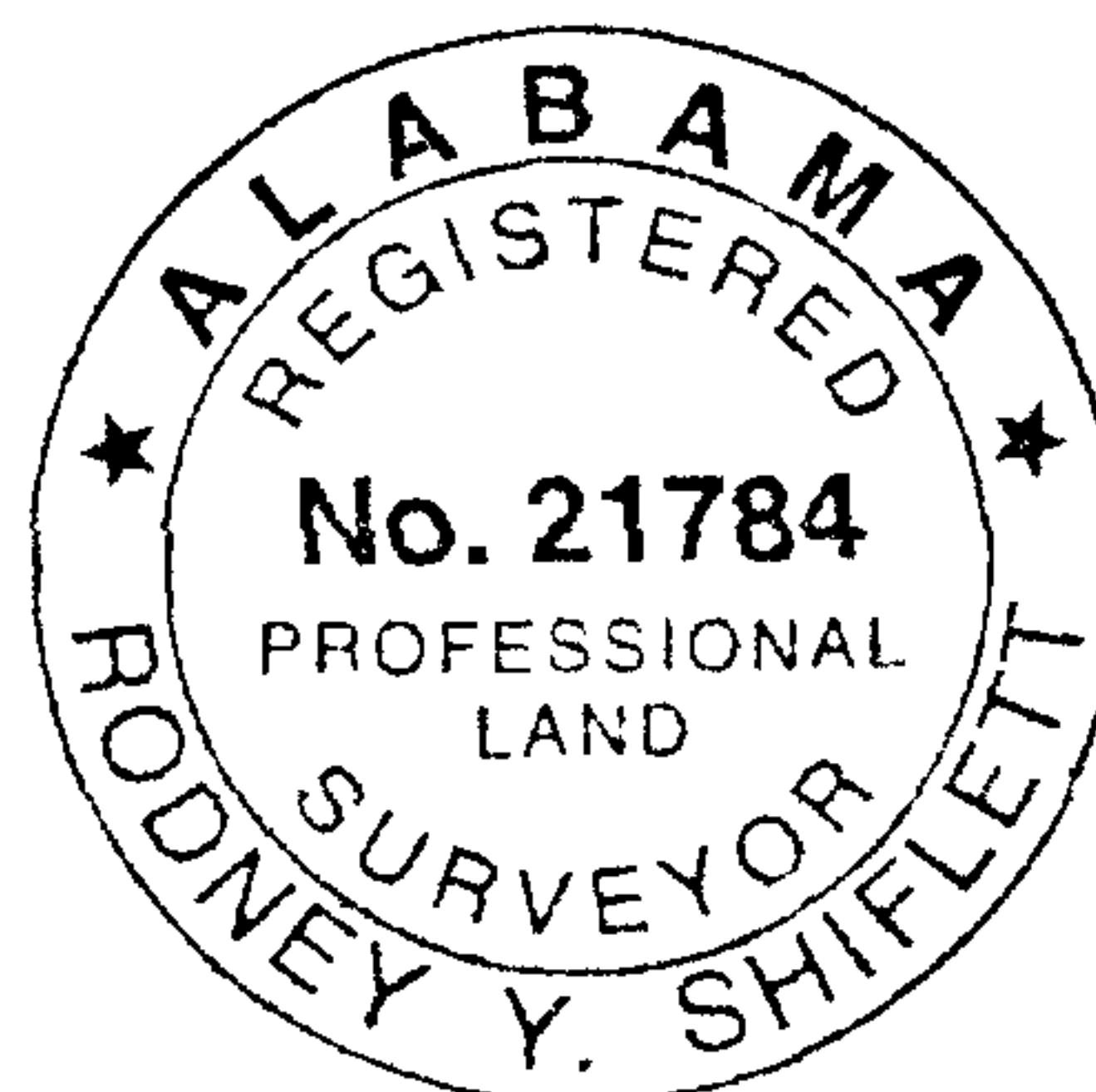
PARCEL 2

A parcel of land lying in the Southeast Quarter of Section 5, Township 22 South, Range 1 East, Shelby County, Alabama and being more particularly described as follows:

Commence at the southeast corner of said Section 5; thence run S 89°51'42" W a distance of 1359.19 feet to a found iron pin at the southeast corner of the Southwest Quarter of the Southeast Quarter of said Section 5; thence run N 01°29'58" W along the east line of said Southwest Quarter of the Southeast Quarter a distance of 1025.31 feet to a 1/2" rebar set; thence run S 89°50'50" W a distance of 492.00 feet to a 1/2" rebar set and the Point of Beginning; thence run S 89°50'51" W a distance of 190.00 feet to a 1/2" rebar set; thence run N 20°12'43" E a distance of 292.23 feet to a 1/2" rebar set; thence run S 73°08'56" E a distance of 155.00 feet to a 1/2" rebar set; thence run S 14°31'56" W a distance of 236.36 feet to the Point of Beginning. Said described property contains 1.02 acres, more or less.

According to my Survey of December 30, 2003

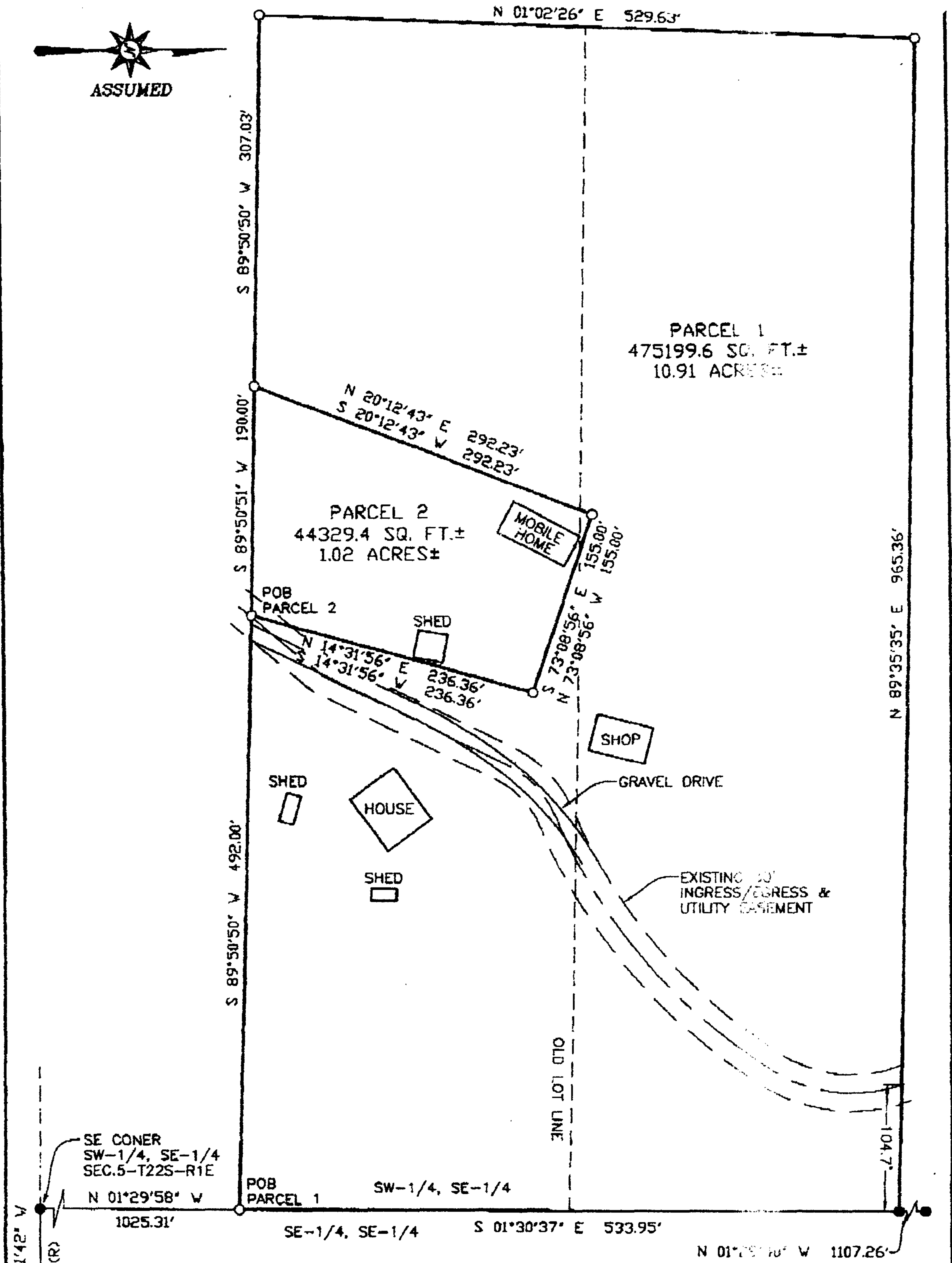
  
Rodney Y. Shiflett  
Alabama Reg. No. #21784



**RODNEY SHIFLETT SURVEYING**

P.O. BOX 1640  
COLUMBIANA, ALABAMA 35051  
TEL. 205-669-1205 FAX. 205-669-1298  
JOB NO. 04016

SHEET 2 OF 2



SCALE: 1" = 100'



### LEGEND

- 1/2" REBAR SET
- FOUND PROPERTY MARKER
- ▲ CALCULATED POINT
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT

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SHEET 1 OF 2