


THIS INSTRUMENT PREPARED BY  
TAMMY HICKS  
ALABAMA DEPARTMENT OF TRANSPORTATION  
RIGHT OF WAY BUREAU  
MONTGOMERY, ALABAMA 36130-3050

Source of Title:  
Book 296, Page 788-790  
Recorded February 4, 1976

  
20040924000528440 Pg 1/4 54.00  
Shelby Cnty Judge of Probate, AL  
09/24/2004 12:23:00 FILED/CERTIFIED

**QUITCLAIM DEED**

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

**Project No. F-214(19)**  
**Tract No. 5**

KNOW ALL MEN BY THESE PRESENTS THAT, the State of Alabama, Party of the First Part, for and in the consideration of the sum of Thirty three thousand nine hundred fifteen dollars and No/100 (\$33,915.00) in hand paid to the State of Alabama by, Jared Properties, an Alabama General Partnership, Party of the Second Part, the receipt whereof is hereby acknowledged, does hereby remise, release, quitclaim and convey unto the said Party of the Second Part all of its right, title, interest and claim in and to the following described real estate subject to easements, rights of way, restrictions and reservations of record; also subject to the covenants contained herein and the rights of any utilities which may be on, over, or under said real estate situated in Shelby County, Alabama:

And as shown on the right-of-way map of Project No. F-214(19) 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:

**EXCESS PROPERTY**

A part of the NW 1/4 of the SE 1/4 of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama on Project F-214(19) and as shown on survey made by Laurence D. Weygand, September 19, 2001, being more particularly described as follows:

Commence at the NE corner of said NW 1/4 of SE 1/4 of said Section 5;  
thence run in a southerly direction along the east line of said 1/4-1/4 section for a distance of 240 feet to an existing crimp iron pin;

thence turn an angle to the right of 89° 14' and run in a westerly direction along the north line of B & S Subdivision for a distance of 765.70 feet to an existing PK nail being the existing northwest corner of Lot 1-BB, Resurvey of Lot 1-B of Resurvey of Lot 1-A of Resurvey of Lot 1, B & S Subdivision, a map of which is recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 13, Page 143;

thence turn an angle to the left of 93° 07' 21" and run in a southerly direction along the existing west line of said Lot 1-BB and its southerly extension thereof for a distance of 239.57 feet to the northwest corner of Lot 2, B & S Subdivision, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 9, Page 52, and being the POINT OF BEGINNING;

thence continue in a southerly direction along last mentioned course and along the westerly line of said Lot 2 for a distance of 180.28 feet;

thence turn an angle to the left of 86° 48' 39" and run in an easterly direction for a distance of 15.61 feet, more or less, to a point on the existing east right of way line of US Highway 280;

thence turn an angle to the left of 96° 03' 19" and run in a northerly direction along the east right of way line of said US Highway 280 for a distance of 181.01 feet to a point on the north line of said Lot 2 and being on the south right of way line of Champions Boulevard;

thence turn an angle to the left of 83° 56' 41" and run in a westerly direction for a distance of 6.55 feet, more or less, to the point of beginning and containing 1,995 square feet or .046 acre, more or less.


**TO HAVE AND TO HOLD**, the same unto the said parties of the Second Part, their heirs and assigns forever.

This the 8th day of September, 2004.

**APPROVED:**


**THE STATE OF ALABAMA**


BY   
D. J. McINNES  
TRANSPORTATION DIRECTOR

BY   
BOB RILEY  
GOVERNOR OF ALABAMA

**APPROVED AS TO LEGAL FORM:**

**ATTEST:**

BY   
JIM R. IPPOLITO, JR.  
LEGAL COUNSEL

BY:   
NANCY L. WORLEY  
SECRETARY OF STATE  
OF THE STATE OF ALABAMA



## CERTIFICATION

STATE OF ALABAMA )

COUNTY OF MONTGOMERY )

**TO: Honorable Bob Riley, Governor of the State of Alabama:**

I, D. J. McInnes, Director of the Alabama Department of Transportation, do hereby certify that the Alabama Department of Transportation, acting by and through the powers vested in it by law, has obtained and negotiated with Jared Properties, an Alabama General Partnership, in the Quitclaim Deed hereto attached, for the sale of certain lands by the State of Alabama, which lands are located in Shelby County, Alabama, and which said lands are better described in said Quitclaim Deed, and do further certify that all requirements of law with respect to such sale have been complied with.

This the 2nd. day of September 2004.

  
D. J. McINNES  
TRANSPORTATION DIRECTOR

Scale: 1 inch = 60 feet  
Date: 8-9-2004