

STATE OF ALABAMA)
COUNTY OF SHELBY)

WARRANTY DEED
(Shelby County High School)

KNOW ALL MEN BY THESE PRESENTS: that **COUNTY BOARD OF EDUCATION OF SHELBY COUNTY**, an agency and instrumentality of the State of Alabama (the "Grantor"), for and in consideration of \$1.00 in hand paid by **SHELBY COUNTY**, a political subdivision of the State of Alabama (the "Grantee"), and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto the Grantee the real property, all situated in Shelby County, Alabama, described on Exhibit A attached hereto and made a part hereof.

This conveyance is subject, however, to the restrictions, exceptions, reservations, conditions, limitations, interests and other matters that are set forth on Exhibit B attached hereto and made a part hereof.

TO HAVE AND TO HOLD to the Grantee, its successors and assigns forever.

And the Grantor does for itself, its successors and assigns covenant with the Grantee, its successors and assigns that the Grantor is lawfully seized in fee simple of said real property; that said real property is free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the same as aforesaid; and that the Grantor will and its successors and assigns shall warrant and defend the same to the Grantee, its successors and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has caused this Warranty Deed to be executed in its corporate name and on its behalf, has caused its corporate seal to be hereunto affixed and has caused this Warranty Deed to be attested, all by its duly authorized officers.

Dated: Nov. 15, 2004.

**COUNTY BOARD OF EDUCATION OF SHELBY
COUNTY**

By: Lee Daehlen

Its: President

[S E A L]

Attest:

Evan K. Majors
Its: Secretary

STATE OF ALABAMA)
SHELBY COUNTY)

I, Joseph E. Smith, a Notary Public in and for said County in said State, hereby certify that Lee Doebler, whose name as President of County Board of Education of Shelby County, an agency and instrumentality of the State of Alabama, 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 said instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said entity.

Given under my hand and official seal this the 9th day of November, 2004.



Notary Public

AFFIX SEAL

My commission expires: 8-22-2007

This instrument was prepared by:
Joseph E. Smith
Maynard, Cooper & Gale, P.C.
1901 Sixth Avenue North
Suite 2400, AmSouth/Harbert Plaza
Birmingham, Alabama 35203-2618
(205) 254-1000

EXHIBIT A

Description of Real Property

The following described real estate situated in Shelby County, Alabama:

Begin at the northwest corner of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 25, Township 21 South, Range 1 West, thence south $89^{\circ}03'30''$ west along the north boundaries of the NW $\frac{1}{4}$ of SE $\frac{1}{4}$ and NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of the said Section (being the south boundary of the school property), a distance of 2205.43 feet to point on the east boundary of Washington Street; thence turn an angle of $100^{\circ}18'$ to the left and go along the said east boundary of Washington Street, a distance of 520.16 feet to a point; thence turn an angle of $79^{\circ}42'$ to the left and run north $89^{\circ}03'30''$ east parallel to the north boundaries of the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ and NW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 25, Township 21 South, Range 1 West, a distance of 2106.10 feet to a point on the east boundary of the JBL, Inc. property; thence turn an angle of $89^{\circ}17'30''$ to the left and run north $0^{\circ}14'$ west along the said east boundary of the JBL, Inc. property, a distance of 511.82 feet to the point of beginning; Said property is lying in the City of Columbiana, Alabama, and in the NW $\frac{1}{4}$ of SE $\frac{1}{4}$ and NE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 25, Township 21 South, Range 1 West.

Note: This same real estate is being conveyed to the Grantor pursuant to a Warranty Deed (Elvin Hill Elementary School) dated November 15, 2004, as Shelby County High School and Elvin Hill Elementary School are situated on the same property.

EXHIBIT B

Liens and Encumbrances

Easement to City of Columbiana recorded in Deed Volume 263, page 563, in the Probate Office of Shelby County, Alabama.