20051117000600780 1/2 $15.00
Shelby Cnty Judge of Probate,AL
11/17/2005 11:42:34AM FILED/CERT

This Instrument Was Prepared By:
Christopher R. Smitherman, Attorney At Law
Law Offices of Christopher R. Smitherman, LLC
Post Office Box 261
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
The Industrial Development Board of
The City of Montevallo, Alabama
545 Main Street
Montevallo, AL 35115

STATE OF ALABAMA)
) **CORPORATION WARRANTY DEED**
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **Two Thousand One Hundred Ninety-Four and 50/100 Dollars ($2,194.50)** to the undersigned grantor, a corporation, in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **Lovelady Properties, L.L.C., an Alabama Limited Liability Company,** (herein referred to as grantor, whether one or more), GRANT, BARGAIN, SELL AND CONVEY unto **The Industrial Development Board of the City of Montevallo, Alabama., an Alabama Public Corporation** (herein referred to as grantee), in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County**, Alabama, to-wit:

PARCEL NO. 1: Commence at the Northwest corner of the Northwest ¼ of the Southwest ¼ of Section 2, Township 24 North, Range 2 East, Shelby County, Alabama; thence proceed South 89° 35' 49" East along the North boundary of said quarter-quarter section for a distance of 244.61 feet to a angle iron in place; thence proceed South 55° 04' 52" East for a distance of 278.20 feet to a ½" iron rod in place; thence proceed South 35° 24' 24" East for a distance of 209.84 feet to a angle iron in place; thence proceed South 05° 55' 14" East for a distance of 474.77 feet to a ½"open top pipe in place; thence proceed North 81° 46' 34" East for a distance of 336.67 feet to a ½" open top pipe in place; said point being the point of beginning. From this beginning point proceed South 02° 05' West for a distance of 127.27 feet to a ½" rebar in place; thence proceed North 87° 24' 49" East for a distance of 136.64 feet to an angle iron in place; thence proceed North 10° 11' 42" West for a distance of 160.70 feet to a ½" open top pipe in place; thence proceed North 23° 07' 15" East for a distance of 186.64 feet to a ½" open top pipe in place; thence proceed South 40° 14' 37" West for a distance of 273.54 feet to the point of beginning.

The above described land is located in the Northwest ¼ of the Southwest ¼ of Section 2, Township 24 North, Range 2 East, Shelby County, Alabama, and containing 0.57 acres.

Subject to existing easements, restrictions, set-back lines, right of way, limitations and all other items of record, if any.

According to survey of James M. Ray, Ala. Reg. No. 18383, dated March 4, 2005.

NOTE: This instrument was prepared without benefit of title.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantors, do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

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IN WITNESS WHEREOF, the said Grantor has executed this Deed and set the seal of the Grantor thereto on this date the 28th day of October, 2005.

(L.S.)
Lovelady Properties, LLC
By: Grady Scott Lovelady
Its: Member

STATE OF ALABAMA)
SHELBY COUNTY)

I, Gilbert S. Smitherman, a Notary Public in and for said County, in said State, hereby certify that Grady Scott Lovelady, whose name as Member of Lovelady Properties, L.L.C., an Alabama Limited Liability Company is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, as such officer and with full authority executed the same voluntarily for and as act of said corporation.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 28th day of October, 2005.

Notary Public
My Commission Expires: 12-11-07.