

THIS INSTRUMENT PREPARED BY
[DANNY STOKES]
[ALABAMA DEPARTMENT OF ALABAMA]
[BIRMINGHAM, ALABAMA]

STATE OF ALABAMA)

COUNTY OF SHELBY)

PROJECT NO. ST-059-038-003
CPMS PROJ. NO.
TRACT NO. 1
DATE: 11/14/05

**FEE SIMPLE
WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of thirty one thousand one hundred four dollar(s), cash in hand paid to the undersigned by the State of Alabama, the receipt of which is hereby acknowledged, I (we), the undersigned grantor(s), Earl S. Morgan, Jr. and Dorothy A. Morgan have this day bargained and sold, and by these presents do hereby grant, bargain, sell and convey unto the State of Alabama the following described property:

A part of the SW ¼ of SE ¼, Section 17, Township 19 South, Range 1 West, identified as Tract No. 1, Parcel 1 of 1, Project No. ST-059-038-003, Shelby County, Alabama and being more fully described as follows:

Commencing at the SW corner of the SE ¼ of the SW ¼ of Section 17, Township 19 South, Range 1 West, run thence N 07°12'35"E a distance of 1882.20 feet, more or less, to a point on present R/W of County Road 41, which is the Point of Beginning.

Thence N 70°51'5" W and along the present R/W line of U.S. 280 a distance of 37.34 feet to a point on the present R/W line; (said point offset 89.87' and perpendicular to centerline County Road 41 at station 52+20.00)

Thence N 71°25'43" E and along the required R/W line a distance of 282.16 feet to a point on the required R/W line (said point offset 55.00' and perpendicular to centerline of County Road 41 at station 55+00.00);

Thence N 64°5'42" E and along the required R/W line if extended would intersect a point offset 55.00 feet and perpendicular to centerline of County Road 41 at station 56+00, a distance of 41.25 feet to a point on the grantor's Northeast property line;

Thence S 69°50'51" E and along the grantor's property line a distance of 21.89 feet to a point on the present R/W line Of County Road 41;

Thence S 68°52'11" W and along the present R/W line a distance of 310.84 feet; to the point and place of BEGINNING containing 0.119 acres, more or less;

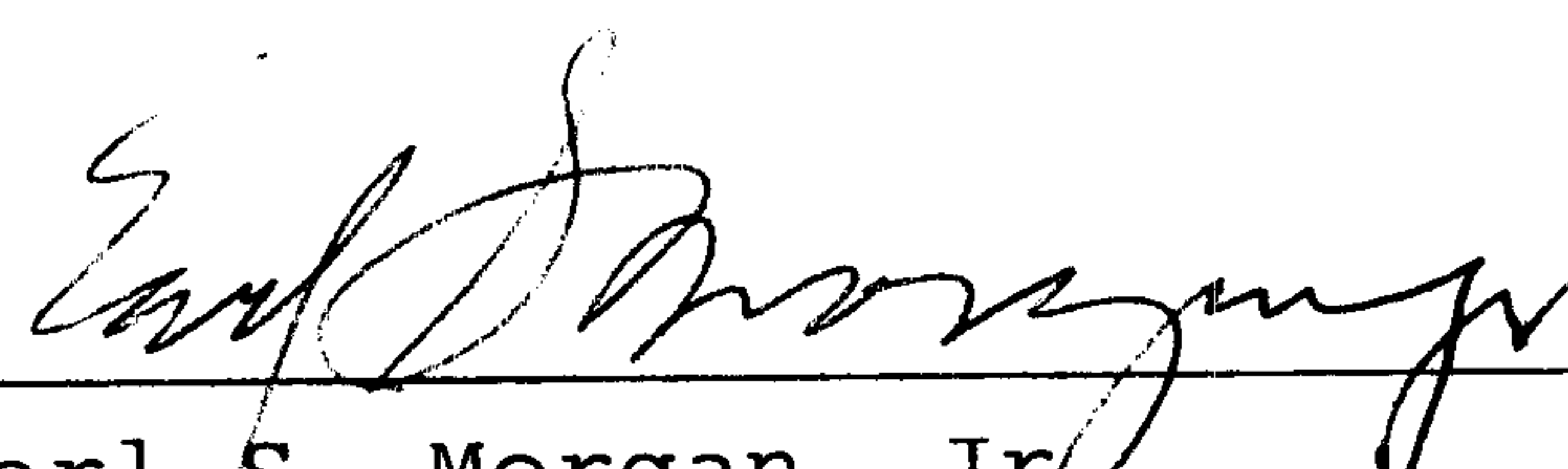
And as shown on the right of way map of record in the Alabama Department of Transportation a copy of which is also deposited in the office of the Judge of Probate as an aid to persons and entities interested therein and as shown on the Property Sketch attached hereto and made a part hereof.

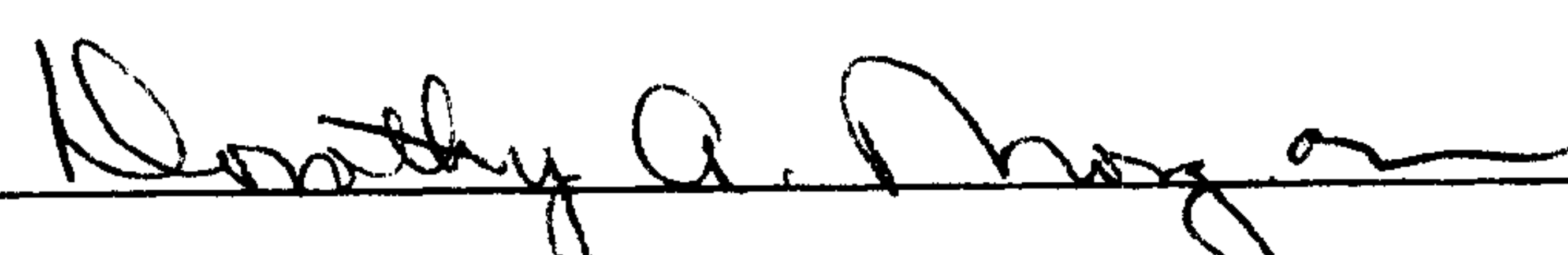
TO HAVE AND TO HOLD, unto the State of Alabama, its successors and assigns in fee simple forever.

AND FOR THE CONSIDERATION AFORESAID, I (we) do for myself (ourselves), for my (our) heirs, executors administrators, successors, and assigns covenant to and with the State of Alabama that I (we) am (are) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that I (we) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for advalorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that I (we) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

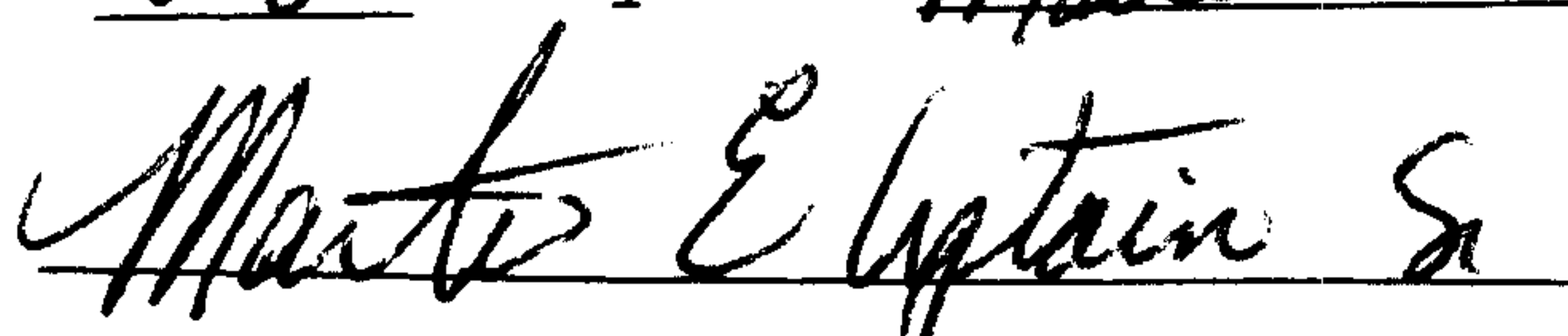
THE GRANTOR(S) HEREIN FURTHER COVENANT(S) AND AGREE(S), that the purchase price above-stated is in full compensation to him-her (them) for this conveyance.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal this the 28 day of March, 2006.


Earl S. Morgan, Jr.


Dorothy A. Morgan

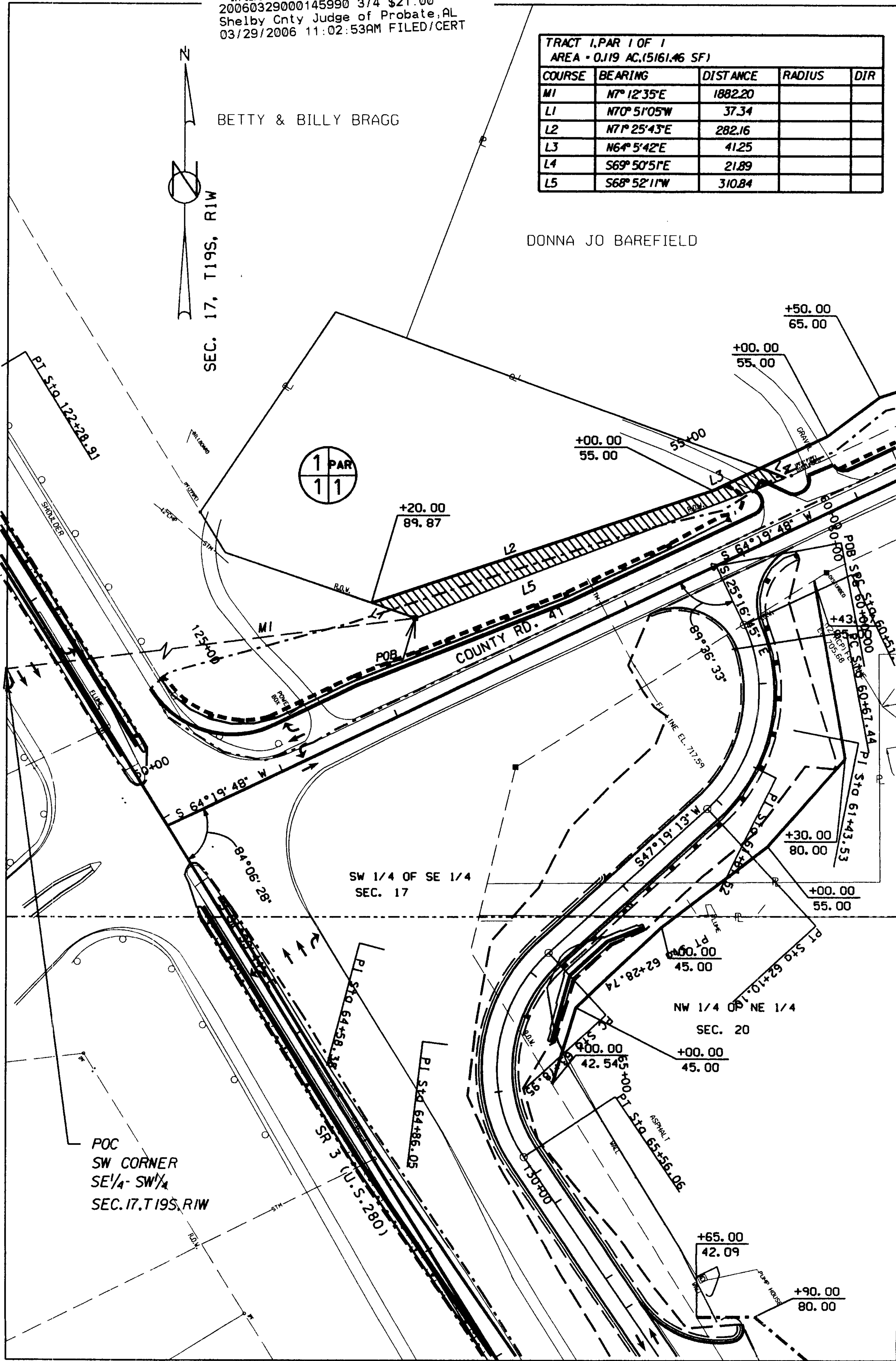
SWORN to and SUBSCRIBED before me this 28 day of March 2006.


Notary Public
5 May 2009 Commission expires

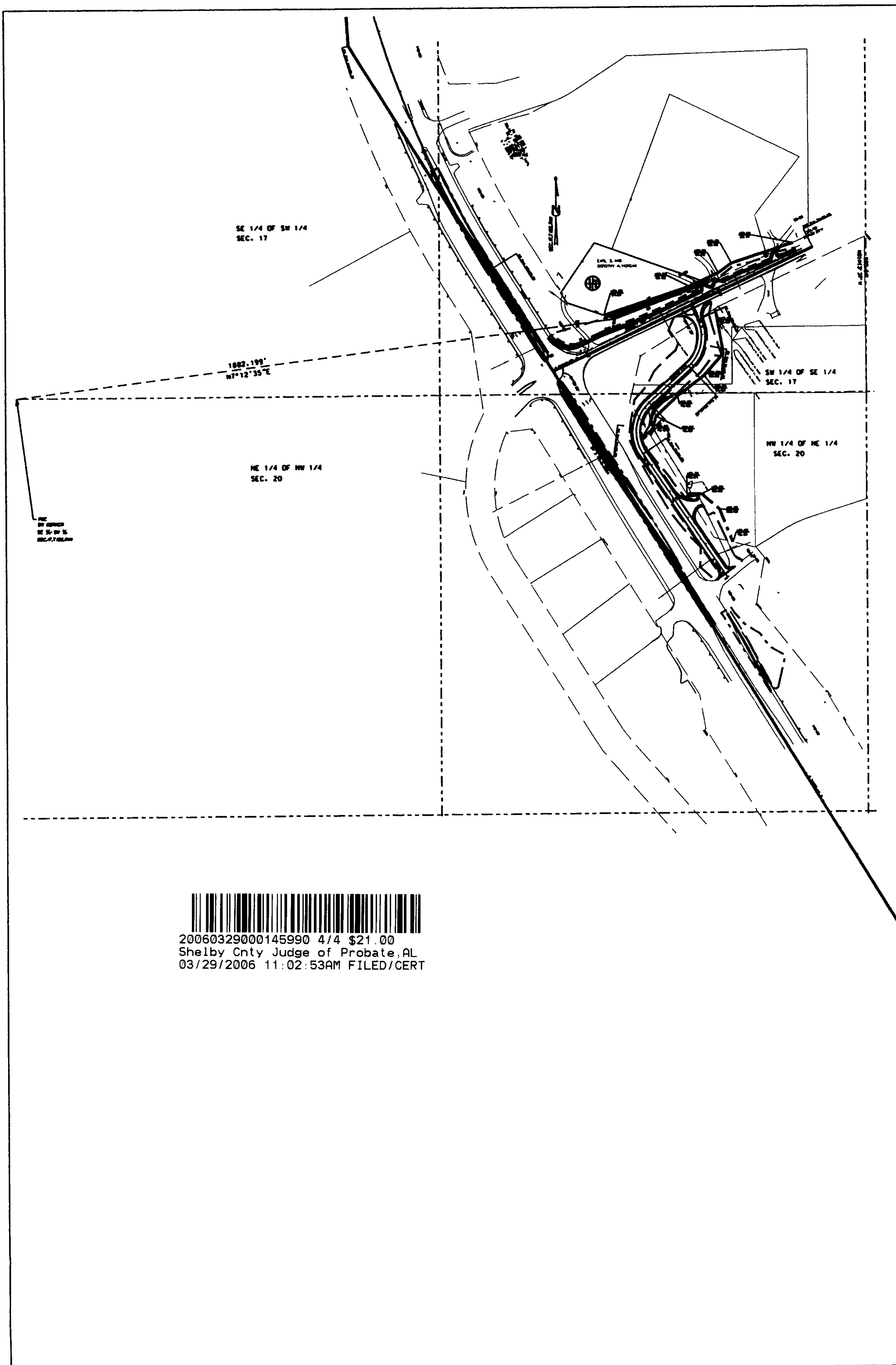


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Shelby Cnty Judge of Probate, AL
03/29/2006 11:02:53AM FILED/CERT

TRACT 1, PAR 1 OF 1				
AREA = 0.119 AC. (5161.46 SF)				
COURSE	BEARING	DISTANCE	RADIUS	DIR
M1	N7° 12' 35" E	1882.20		
L1	N70° 51' 05" W	37.34		
L2	N71° 25' 43" E	282.16		
L3	N64° 5' 42" E	41.25		
L4	S69° 50' 51" E	21.89		
L5	S68° 52' 11" W	310.84		



TRACT NUMBER: 1	ALABAMA DEPT. OF TRANSPORTATION
OWNER: EARL S. MORGAN, JR. PROJ. NO. ST-059-038-003	
& DOROTHY A. MORGAN	COUNTY: SHELBY
TOTAL ACREAGE: 1.341	SCALE: 1" = 100'
R/W REQUIRED: 0.119	DATE: 07/29/05
REMAINDER: 1.222	REVISED: 11/14/05



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TRACT NUMBER: 1	ALABAMA DEPT. OF TRANSPORTATION
OWNER: EARL S. MORGAN, JR. & DOROTHY A. MORGAN	PROJ. NO. ST-059-038-003
COUNTY: SHELBY	
TOTAL ACREAGE: 1.341	SCALE: 1" = 400'
R/W REQUIRED: 0.119	DATE: 07/29/05
REMAINDER: 1.222	REVISED: