THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY DESCRIBED HEREIN, OR AS TO THE ACCURACY OF THE DESCRIPTION CONTAINED IN PREVIOUSLY FILED DEEDS.

This instrument was prepared by:
Kendall W. Maddox
Kendall Maddox & Associates, LLC
2550 Acton Road, Suite 210
Birmingham, Alabama 35243

Send Tax Notice To:
Huckaby Lake Homeowners' Association, Inc.
P. O. Box 362161
Birmingham, AL 35236

\$10,000.00

STATE OF ALABAMA SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

LOIS G. HUCKABY, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JAMES W. HUCKABY, JR., DECEASED, CASE NO.: PR-2006-000008 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA AND LOIS G. HUCKABY, AN UNMARRED WOMAN

(herein referred to as Grantor, whether one or more), remise, release, quitclaim, grant, sell and convey unto

## HUCKABY LAKE HOMEOWNERS' ASSOCIATION, INC., A NON-PROFIT ALABAMA CORPORATION

(herein referred to as Grantee, whether one or more), all of the Grantors' right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Commence at the Southwest corner of the SW ¼ of the NW ¼ of Section 36, Township 19 South, Range 3 West, Shelby County, Alabama, said point also being the POINT OF BEGINNING; thence N.0°56'13"W along the West line of said quarter-quarter section a distance of 308.50 feet; thence N.0°51'37"W along said West line a distance of 299.27 feet; thence N.0°55'47"W along said West line a distance of 167.05; thence leaving said West line S.13°23'31"E a distance of 179.92 feet; thence S.14°0'59"E a distance of 292.30 feet; thence S.17°35'29"W a distance of 331.60 feet to the POINT OF BEGINNING.

LESS AND EXCEPT that portion of land previously granted by Quit Claim dated September 26, 1995 – Instrument #1995-31866. ALSO LESS AND EXCEPT any private road right-of-way easements and restrictions of record. Said tract containing 0.45 acres or 19,496.95 sq. ft., more or less.

Subject to taxes, restrictions, rights-of-way, exceptions, conditions and easements of record.

TO HAVE AND TO HOLD to the said Grantee, its, his, her or their successors and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this <u>6</u> day of <u>Dec</u>, 20 <u>b</u>.

Lois G. Huckaby, Personal Representative

of the Estate of James W. Huckaby, Jr., Deceased

Lois G. Huckaby

Lois G. Huckaby

STATE OF ALABAMA)
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGEMENT:

I, <u>Jennifer</u> Q Griffin, a Notary Public in and for said County, in said State, hereby certify that Lois G. Huckaby as Personal Representative of the Estate of James W. Huckaby, Jr. and Lois G. Huckaby, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this date, that, being informed of the contents of the conveyance has/have executed the same voluntarily on the day the same bears date.

Given my hand and official seal this <u>b</u> day of <u>December</u>, 20 <u>0b</u>.

Notary Public
My Commission Expires 10 4 2010

Shelby County, AL 12/18/2006 State of Alabama

Deed Tax:\$10.00