200701160000022500 1/4 \$22.00 Shelby Cnty Judge of Probate, AL 01/16/2007 12:55:10PM FILED/CERT

This Document Prepared By:

Industry Partners Title, LLC 433 Broadway, 3<sup>rd</sup> floor Saratoga Springs, NY 12866

After Recording Send Tax Notice To:

James and Angela King 108 Goodwin Street Columbiana, Alabama 35051

Assessor's Parcel Number: 21-72-52-00-1-01-9000

## QUITCLAIM DEED TITLE OF DOCUMENT

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

THAT in consideration of ONE AND NO/100 DOLLAR (\$1.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, James W. King and Angela D. King, formerly known as Angela D. Swiney, husband and wife, (herein referred to as grantor, whether one or more), do hereby remise, release, quitclaim and convey to: James W. King and Angela D. King, husband and wife, as joint tenants with right of survivorship, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

COMMONLY known as: 108 Goodwin Street, Columbiana, Alabama 35051

Source of Title Ref.: Deed: Recorded May 10, 2002; Doc. No. 20020510000220850

TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

The land described herein (You must make a selection):

\_\_\_\_\_ is homestead property of the said Grantor

\_\_\_\_\_ is *NOT* homestead property of the said Grantor

IN WITNESS WHEREOF, <b>James V</b> hereunto set my (our) hand(s) and	W. King and Angela D. King, f/: seal(s), this day of _	k/a Angela D. Swiney have December, 2006.
Ames W. King	Angela D. Swine	
STATE OF Alabama Shelby COUNTY	General Acknowledgement	20070116000022500 2/4 \$22.00 Shelby Cnty Judge of Probate, AL 01/16/2007 12:55:10PM FILED/CERT
I, Linda J. Singleton County, in said State, hereby cert <b>D. Swiney,</b> whose name(s) is/are me, acknowledged before me on the foregoing conveyance, he/she/the date.	tify that <b>James W. King and An</b> signed to the foregoing conveyanhis day, that, being informed of the	ce and who is/are known to ne contents of the above and
OFFICIAL SEAL LINDA J. SINGLETON Notary Public - Alabama St. Clair County My Comm. Expires March 4, 2008	Given under my handday of	and official seal of office this December, 2006.
My Comm. Expires March 4, 2008	MOTARY PUBLIC My Commission Expire	Jungleton s: 03/04/2008

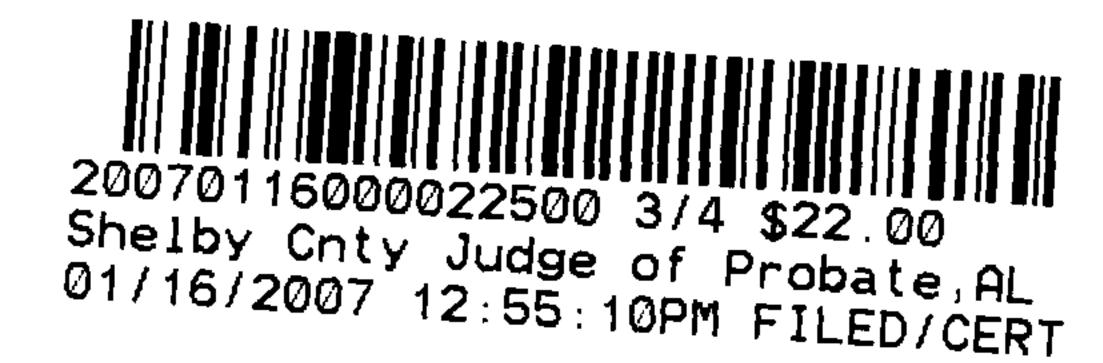


EXHIBIT "A"

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN SHELBY COUNTY, ALABAMA, TO-WIT:

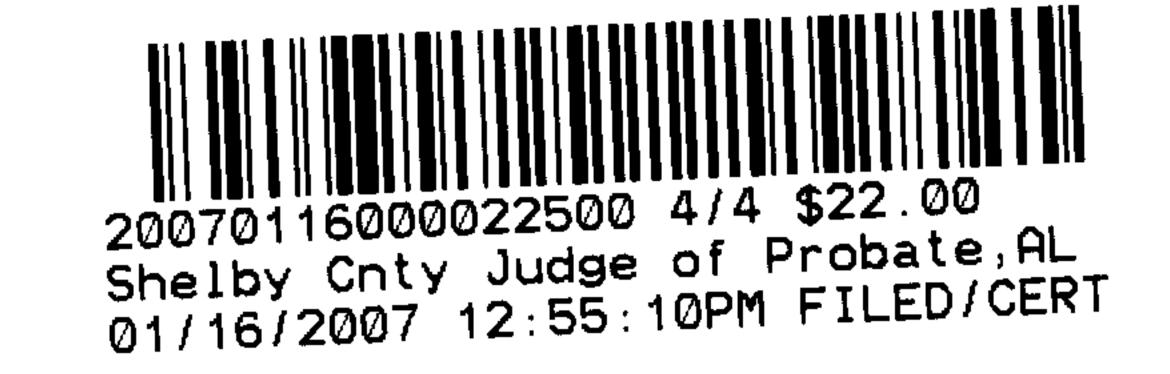
LOTS NO. 11 AND 12, IN BLOCK NO. 4, ACCORDING TO J.W. JOHNSTON'S ADDITION TO THE TOWN OF COLUMBIANA, ALABAMA, AS SHOWN BY SURVEY AND MAP OF SAID ADDITION AND MADE AND CERTIFIED BY J.D. MOOR, A CIVIL ENGINEER, AND DATED JULY 18, 1924, AS SHOWN OF RECORD IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 25, TOWNSHIP 21 SOUTH, RANGE 1 WEST; THENCE RUN SOUTH ALONG THE WEST BOUNDARY LINE OF SAID SECTION A DISTANCE OF 1573.22 FEET TO A POINT; THENCE TURN AN ANGLE OF 103 DEGREES 25 MINUTES 48 SECONDS TO THE LEFT AND RUN A DISTANCE OF 576.78 FEET TO A POINT; THENCE TURN A ANGLE OF 15 DEGREES 09 MINUTES 33 SECONDS TO THE LEFT AND RUN A DISTANCE OF 834.70 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF EAST COLLEGE STREET (OLD ALABAMA HIGHWAY 25) AND THE SOUTHEAST CORNER OF COLUMBIANA ELEMENTARY SCHOOL; THENCE TURN AN ANGLE OF 5 DEGREES 16 MINUTES TO THE LEFT AND RUN A DISTANCE OF 63.21 FEET TO A POINT; THENCE TURN AN ANGLE OF 2 DEGREES 12 MINUTES TO THE LEFT AND RUN A DISTANCE OF 103.53 FEET TO A RIGHT OF WAY MONUMENT (PT 20 + 34); THENCE TURN AN ANGLE OF 2 DEGREES 44 MINUTES TO THE LEFT AND RUN ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 27.85 FEET TO AN IRON FOUND IN PLACE; THENCE TURN AN ANGLE OF 85 DEGREES 29 MINUTES 40 SECONDS TO THE LEFT AND RUN NORTHWESTERLY A DISTANCE OF 231.75 FEET TO AN IRON FOUND IN PLACE; THENCE TURN AN ANGLE OF 1 DEGREE 35 MINUTES 54 SECONDS TO THE RIGHT AND RUN NORTHWESTERLY A DISTANCE OF 79.00 FEET TO AN IRON FOUND IN PLACE; THENCE TURN AN ANGLE OF 0 DEGREES 04 MINUTES 57 SECONDS TO THE RIGHT AND RUN NORTHWESTERLY A DISTANCE OF 117.90 FEET TO A 1 1/4" CRIMPED PIPE FOUND IN PLACE AND THE POINT OF BEGINNING; THENCE TURN AN ANGLE OF 92 DEGREES 31 MINUTES 37 SECONDS TO THE RIGHT AND RUN NORTHEASTERLY A DISTANCE OF 146.52 FEET TO A #3 IRON ROD ON THE WEST RIGHT OF WAY LINE OF GOODWIN STREET; THENCE TURN AN ANGLE OF 82 DEGREES 45 MINUTES 54 SECONDS TO THE LEFT AND RUN NORTHERLY ALONG SAID GOODWIN STREET A DISTANCE OF 52.82 FEET TO A POINT; THENCE TURN AN ANGLE OF 79 DEGREES 13 MINUTES 15 SECONDS TO THE LEFT AND RUN WESTERLY A DISTANCE OF 144.78 FEET TO A POINT SET ON THIS SURVEY AND BEING A POINT ON THE EAST BOUNDARY LINE OF A 20 FOOT WIDE ALLEY; THENCE TURN AN ANGLE OF 89 DEGREES 29 MINUTES 56 SECONDS TO THE LEFT AND RUN SOUTHERLY ALONG SAID EAST BOUNDARY LINE A DISTANCE OF 97.07 FEET TO A #5 CAPPED REBAR (L. KING) SET ON THIS SURVEY; THENCE TURN AN ANGLE OF 90 DEGREES TO THE LEFT AND RUN EASTERLY A DISTANCE OF 16.18 FEET TO THE POINT OF BEGINNING.

ACCORDING TO THE SURVEY OF LEWIS H. KING, JR., DATED MAY 2, 2002.

CONTINUED ON NEXT PAGE

CONTINUATION OF SCHEDULE A



TAX ID NO. 21-72-52-00-1-01-9000.

BEING THE SAME PROPERTY CONVEYED TO JAMES W. KING AND ANGELA D. SWINEY, AS JOINT TENANTS, WITH RIGHT OF SURVIVORSHIP BY DEED FROM JOHNNY L. LOWE AND WIFE, JEAN F. LOWE RECORDED 05/10/2002 AS DOCUMENT NO. 20020510000220850, IN THE PROBATE JUDGE'S OFFICE FOR SHELBY COUNTY, ALABAMA.

NOTE: FOR STREET NUMBERING PURPOSES KNOWN AS 108 GOODWIN ST., COLUMBIANA, ALABAMA

NOTE: SHOWN FOR INFORMATION PURPOSES ONLY.

END OF SCHEDULE A