

20070830000408360 1/3 \$17.00
Shelby Cnty Judge of Probate, AL
08/30/2007 08:58:03AM FILED/CERT

**AFFIDAVIT OF
KATIE COX**

STATE OF ALABAMA

JEFFERSON COUNTY

I, Katie Cox, after being duly sworn depose and say as follows:


My name is Katie Cox, I am a resident citizen of Calera, Shelby County, Alabama. I was born and raised in Calera and I am the granddaughter of Maggie Pearl Crawford who is also known by Pearl B. Crawford. My grandmother disliked her given name "Maggie" and did not like to use it so she always tried to avoid it and used "Pearl" or "Pearl B. Crawford" instead.

Regarding the property as described on attached Exhibit "A", I am the owner of this property through the inheritance from my grandmother Maggie Pearl Crawford aka Pearl B. Crawford who owned this property for many years prior to her death. This property had several rental houses on it over the years and Dorothy Pate was one of the tenants and the only one that lived there for such a long period of time. She lived there as a tenant of my grandmothers until she died and then my tenant afterwards until she moved about 10 or 12 years ago. Other tenants came and went in short periods of time. After Dorothy Pate moved I had the Calera Fire Department burn the houses down just to get rid of them. This was about 1997 or 1998. These properties have been unoccupied since that time.

The only time I have had any problems of any type regarding this property was with the current owners of the lot between my two lots and they have some type of auto business and have parked cars over on my property. I have had to speak to them a number of times about this and to get them to move the automobiles off my property.

There has never been any other types of problems with neighbors or others regarding these properties or property lines. No one has ever made any claims, assertions, demands or any type of controversy regarding these properties. No one has ever questioned my ownership or property lines of this property.

Done this 28 day of August, 2007.



KATIE COX

**Katie Cox is one and the same as
) Katie C. Cox**
)

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Katie Cox, whose name 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 the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 29th day of August, 2007.



Notary Public

[NOTARIAL SEAL]

My Commission expires: 2/27/08

EXHIBIT "A"



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STATE OF ALABAMA
COUNTY OF SHELBY

Parcel #2

Commence at an existing 1-1/4" pipe marking the Northeast corner of Lot 1, Block 46 of Dunstans Map of Calera, an unrecorded subdivision; thence run South 00°06'38" West along the East line of Lot 1, also being the West right-of-way line of the L & N Railroad a distance of 71.15 feet to an existing iron pin with cap stamped ALA PE-LS #9500; thence run North 85°53'51" West a distance of 220.02 feet to an existing iron pin with cap stamped B. Lucas #23005 on the East right-of-way line of U.S. Highway #31; thence run along said right-of-way line and along a curve to the left having a Delta = 00°20'50", Radius = 5769.59 feet a distance of 34.96 feet measured along the chord of said curve having a chord bearing of North 04°07'12" East to an iron pin set (1/2" rebar with cap stamped JBW&T, Inc. CA0046LS); thence continue along said right-of-way line North 03°42'34" East a distance of 21.42 feet to an iron pin set; thence leaving said right-of-way line run South 89°46'49" East a distance of 215.70 feet to the point of beginning.

Said Parcel #2 being a portion of the NE 1/4, Section 21, T-22-S, R-2-W, being subject to a sanitary sewer easement 10 feet in width along the West side of the property, lying and being in the City of Calera, Shelby County, Alabama, and containing 0.32 acre, more or less.

Parcel #3

Commence at an existing 1-1/4" pipe marking the Northeast corner of Lot 1, Block 46 of Dunstans Map of Calera, an unrecorded subdivision; thence run South 00°06'38" West along the East line of Lot 1, also being the West right-of-way line of the L & N Railroad a distance of 71.15 feet to an existing iron pin with cap stamped ALA PE-LS #9500; thence continue South 00°06'38" West along said West right-of-way line a distance of 54.94 feet to an existing iron pin with cap stamped ALA PE-LS #9500 and the point of beginning. From said point of beginning continue South 00°06'38" West along said West right-of-way line a distance of 134.31 feet to an existing iron pin with cap stamped ALA PE-LS #9500; thence run North 85°56'25" West a distance of 236.57 feet to an existing iron pin with cap stamped B. Lucas #23005 on the East right-of-way line of U.S. Highway #31; thence run North 05°31'27" East along said right-of-way line a distance of 72.91 feet to an iron pin set (1/2" rebar with cap stamped JBW&T, Inc. CA0046LS); thence continue along said right-of-way line and along a curve to the left having a Delta = 00°36'24", Radius = 5769.59 feet a distance of 61.09 feet measured along the chord of said curve having a chord bearing of North 05°08'30" East to an existing iron pin with cap stamped B. Lucas #23005; thence leaving said right-of-way line run South 85°56'51" East a distance of 224.30 feet to the point of beginning.

Said Parcel #3 being a portion of the NE 1/4, Section 21, T-22-S, R-2-W, being subject to a sanitary sewer easement 10 feet in width along the West side of the property, lying and being in the City of Calera, Shelby County, Alabama, and containing 0.71 acre, more or less.