


Send tax notice to: Oak Mountain Presbyterian Church
5080 Cahaba Valley Trace
Birmingham, AL 35242

This instrument prepared by:
A. Eric Johnston, Attorney at Law
1200 Corporate Drive, Suite 107
Birmingham, AL 35242

STATE OF ALABAMA)
SHELBY COUNTY)


20071121000533310 1/2 \$2639.00
Shelby Cnty Judge of Probate, AL
11/21/2007 11:22:24AM FILED/CERT

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of acceptance of the gift of the below described property by the undersigned Grantors, **Peter J. Clemens, III and wife, Carol J. Clemens** ("Grantors"), in hand paid by the grantee herein, **Oak Mountain Presbyterian Church**, an Alabama nonprofit corporation ("Grantee"), the receipt and sufficiency of which is hereby acknowledged, Grantors do hereby grant, bargain, sell and convey unto Grantee, subject to the matters hereinafter set forth, certain real estate situated in Shelby County, Alabama, more particularly described as follows:

Parcels I and II on Exhibit "A" attached hereto and made a part hereof by reference.

Subject to restrictions, encumbrances, and other matters of record, including:

1. Unpaid taxes.
2. Any minerals or mineral rights leased, granted or retained by prior owners.
3. Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed 139 Page 128, Deed 173 Page 192, Deed 136 Page 426, Deed 309 Page 933, Page 935, Page 937, Deed 220 Page 69, Deed 134 Page 514 and Deed 106 Page 308 in the Probate Office.
4. Right(s) of Way(s) granted to Shelby County by instrument(s) recorded in Deed 216 Page 155, Deed 135 Page 31 and 33 and Deed 257 Page 172 in the Probate Office.
5. Easement(s) to South Central Bell as shown by instrument recorded in Deed 333 Page 465 in the Probate Office.
6. Rights of Others to Cahaba Valley Creek.
7. Protective Covenants recorded in the Probate Office at 20071121000533300.

TO HAVE AND TO HOLD unto Grantee, its successors and assigns forever.

IN WITNESS WHEREOF, Grantor has caused the presents to be executed on the 19th day of November, 2007.



Peter J. Clemens, III


Carol J. Clemens

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, Pamela M. Moman, a notary public in and for said county in said state, hereby certify that Peter J. Clemens, III and Carol J. Clemens, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily.

Given under my hand and official seal this the 19th day of November, 2007.


Notary Public
My Commission Expires: 12-14-08

20071121000533310 2/2 \$2639.00
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Parcel 1:

A parcel of land situated in part of the West ½ of the SW ¼ of Section 13, and part in SE ¼ of the SE ¼ of Section 14, Township 19 South, Range 2 West, described as follows:

Commence at the Northwest corner of Section 24, Township 19 South, Range 2 West, and go South 2 degrees 06 minutes 35 seconds along the West boundary of Section 24, for 547.72 feet to a point on the tangent of Highway No. 119; thence North 33 degrees 07 minutes 06 seconds East along said tangent 848.14 feet to the beginning of a curve to the right; thence North 27 degrees 31 minutes 32 seconds East for 308.03 feet; thence North 56 degrees 34 minutes West for 160.80 feet to the point of beginning; thence North 56 degrees 30 minutes 40 seconds West for 176.98 feet; thence North 48 degrees 01 minute West for 629.67 feet; thence continue North 48 degrees 01 minute West for 25.00 feet to the center of Bishop Creek; thence Nine (9) courses up said creek as follows: (Go North 61 degrees 19 minutes 41 seconds East for 44.71 feet; thence North 80 degrees 14 minutes 11 seconds East for 61.11 feet; thence South 75 degrees 27 minutes 45 seconds East for 75.68 feet; thence North 46 degrees 44 minutes 21 seconds East for 95.46 feet; thence North 30 degrees 35 minutes 07 seconds East for 179.89 feet; thence North 42 degrees 05 minutes 33 seconds East for 71.77; thence North 8 degrees 42 minutes East for 64.87 feet; thence North 27 degrees 37 minutes 39 seconds East for 147.56 feet; thence North 38 degrees 16 minutes 57 seconds East for 206.22 feet to the Southwesterly boundary of Highway 14); thence South 59 degrees 06 minutes 10 seconds East along said boundary 30.85 feet to a point on the bank of said creek; then continue South 59 degrees 06 minutes 10 seconds East along said boundary 883.68 feet; thence South 20 degrees 13 minutes 48 seconds East for 95.22 feet to the Westerly boundary of Highway 119; thence South 43 degrees 46 minutes 48 seconds West along said boundary 416.11 feet to the beginning of a curve to the left, said curve having a central angle of 1 degree 55 minutes 30 seconds and a radius of 4,596.72 feet; thence along the curve 154.44 feet; thence North 35 degrees 35 minutes 10 seconds West for 334.21 feet; thence South 48 degrees 15 minutes 12 seconds West for 251.10 feet; thence South 27 degrees 19 minutes 45 seconds East for 219.80 feet; thence South 39 degrees 43 minutes 22 seconds West for 161.92 feet to the point of beginning.

Parcel II:

A parcel of land in the SW ¼ of the SW ¼ of Section 13, Township 19 South, Range 2 West, described as follows:

Commence at the Southwest corner of Section 13, Township 19 South, Range 2 West, Shelby County, Alabama, and run in a Southerly direction along the West line of Section 24, Township 19 South, Range 2 West, Shelby County, Alabama, on an assumed bearing of South 02 degrees 06 minutes 36 seconds West a distance of 547.72 feet to a point in the center line of Highway 119; thence run North 33 degrees 07 minutes 16 seconds East a distance of 848.14 feet to a point; thence run North 27 degrees 31 minutes 32 seconds East a distance of 308.03 feet to the POINT OF BEGINNING, SAID POINT BEING A POINT ON THE Northwest right-of-way of said Highway 119 and the Easterlymost corner, and point of Beginning of the property of Peter J. and Carol J. Clemens, as recorded in Deed Book 346, page 593, in the Office of the Probate Judge of Shelby County, Alabama; thence run North 56 degrees 34 minutes 00 seconds West along the Northeast line of said Clemens parcel a distance of 160.80 feet to a point; thence run North 39 degrees 43 minutes 22 seconds East along the Southerlymost Southeast line of a parcel of land also owned by said Clemens and surveyed by James A. Riggins, P.L.S. No. 9428 on November 5, 1985 and David L. Waldrep, P.L.S. No. 14982 on May 21, 1986, a distance of 100.61 feet; thence run South 56 degrees 34 minutes 00 seconds East a distance of 157.37 feet to a point on the Northwest right-of-way of Highway 119 and a point on a curve running in a Southwesterly direction having a central angle of 1 degree 09 minutes 47 seconds, a radius of 4940.42 feet, and a chord bearing of South 37 degrees 46 minutes 24 seconds West; thence run along the arc of said curve and the right-of-way of Highway 119 a distance of 100.29 feet, more or less, to the POINT OF BEGINNING.

Shelby County, AL 11/21/2007
State of Alabama
Deed Tax: \$2625.00

EXHIBIT "A"