

This instrument was prepared by:  
Donna Knotts Naramore, Esquire  
Dominick, Fletcher, Yeilding,  
Wood & Lloyd, P.A.  
2121 Highland Avenue  
Birmingham, Alabama 35205

Send tax notice to:  
Shelby County Governmental  
Utility Services Corporation  
1123 County Services Drive  
Pelham, Alabama 35124  
Attention: Ray Hamilton

## STATUTORY WARRANTY DEED

STATE OF ALABAMA     )  
                                      :  
SHELBY COUNTY         )     **KNOW ALL MEN BY THESE PRESENTS:**

That for and in consideration of Ten Dollars (\$10.00) to the undersigned **The Water Works and Sewer Board of the City of Birmingham**, a public corporation ("Grantor") in hand paid by **Shelby County Governmental Utility Services Corporation**, an Alabama public corporation ("Grantee"), the receipt and sufficiency of which is hereby acknowledged, Grantor does by these presents grant, bargain, sell and convey unto Grantee the following described real estate situated in Shelby County, Alabama, *to-wit*:

*See Exhibit "A" attached hereto and made a part hereof for a description of the property being conveyed.*

This property is conveyed subject to the following:

- (1) General and special taxes or assessments for 2008 and subsequent years not yet due and payable;
- (2) Mineral and mining rights not owned by Grantor;
- (3) Taxes or special assessments which are not shown as existing liens by public records;
- (4) Easements, or claims of easements, not shown by the public records;
- (5) Right-of-ways not shown by the public records;

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

**IN WITNESS WHEREOF**, Grantor, by and through its duly authorized officer, has hereto set its signature and seal this 31st day of January, 2008.

GRANTOR:

THE WATER WORKS AND SEWER BOARD  
OF THE CITY OF BIRMINGHAM

By: Anthony Barnes  
Its Chairman

STATE OF ALABAMA )

Jefferson COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Anthony L. Barnes, whose name as Chairman of THE WATER WORKS AND SEWER BOARD OF THE CITY OF BIRMINGHAM, a public corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me, on this day that, being informed of the contents of such conveyance, he, as such officer and with full authority executed the same voluntarily on the day the same bears date for and as the act of the said corporation.


Given under my hand and official seal, this the 31<sup>st</sup> day of January, 2008.

[SEAL]

Shae E. Ammer  
Notary Public  
My Commission Expires: 5-31-10

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: May 31, 2010  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

**EXHIBIT "A"**

  
20080131000040980 3/3 \$18.00  
Shelby Cnty Judge of Probate, AL  
01/31/2008 01:39:05PM FILED/CERT

**PARCEL I**

Lot 2-E, according to a Resurvey, as recorded in Map Book 8, Page 110, in the Office of the Judge of Probate of Shelby County, Alabama, of Lot 2-D Cahaba River Park.

**PARCEL II**

A permanent right of way situated in the North 1/2 of Northeast 1/4 of Section 35, Township 18 South, Range 2 West, Shelby County, Alabama and being more particularly described as follows:

Commence at the Northwest corner of said North 1/2 of the Northeast Quarter of said section 35 and run Easterly approximately 1691.00 feet along the Northerly line of said North 1/2 to a point on the Southwesterly right-of-way line of Old U.S. Highway 280, said point being the point of beginning of the easement herein described:

Thence from said Point of Beginning turn 42 degrees 36 minutes 48 seconds right and run Southeasterly 25.00 feet along said right-of-way line to a point; thence turn 123 degrees 06 minutes 43 seconds right and run Southwesterly 142.00 feet to a point; thence turn 42 degrees 27 minutes right and run Southwesterly 110.00 feet to a point on the Northerly line of said North 1/2; thence turn 151 degrees 49 minutes 29 seconds and run Easterly 216.18 feet along said Northerly line of North 1/2 to the Point of Beginning. The above description is part of Lot 1-B Final Plat of Cahaba River Park First Addition Phase II as recorded in Map Book 32 page 77 in the Office of the Judge of Probate of Shelby County, Alabama.