

ALABAMA DEPARTMENT OF TRANSPORTATION
BUREAU OF RIGHT OF WAY
MONTGOMERY, ALABAMA 36130

PREPARED BY ROBERT J. BLACK, JR., PLS
NEEL-SCHAFFER, INC.
BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

TRACT NO. 6

FEE SIMPLE

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of (\$186,500.00)

ONE HUNDRED EIGHTY-SIX THOUSAND FIVE HUNDRED dollar(s), cash in hand paid to the undersigned by the State of Alabama, the receipt of which is hereby acknowledged, I (we), the undersigned grantor(s), NELLIE RUTH POWELL, AN UNMARRIED WOMAN have this day bargained and sold, and by these presents do hereby grant, bargain, sell and convey unto the State of Alabama the following described property, lying and being in Shelby County, Alabama and more particularly described as follows:

And as shown on the right-of-way map of Project No. STPAA-7112(603) of record in the Alabama Department of Transportation a copy of which is also deposited in the office of the Judge of Probate of Shelby County, Alabama as an aid to persons and entities interested therein and as shown on the Property Plat attached hereto and made a part hereof:

Parcel 1 of 1

A part of the NE ¼ Section 2, T-20-S, R-03-W identified as Tract No. 6 on Project No. STPAA-7112(603) in Shelby County, Alabama and being more fully described as follows:

BEGIN at the southeastern corner of Lot 44, Chadwick Sector 1, as recorded in Map Book 17, Page 52 and instrument no. 1993-33190 in the office of the Judge of Probate of Shelby County, Alabama, said point being on the northwestern present right of way line of SR 261, (said point offset 1.93 feet and at a right angle to the centerline of project at station 189+80.33);

Thence run in a northwesterly direction along the south lot line of said Lot 44 for a distance of 175.37 feet to the southwestern corner of said Lot 44 to a point on the southerly right of way line of Chadwick Lane (said point offset 168.93 feet and at a right angle to the centerline of project at station 190+33.67);

Thence run in a northeasterly direction along the west lot line of said Lot 44 and the southerly right of way line of Chadwick Lane for a distance of 64.45 feet to a point that is the northwestern corner of said Lot 44 (said point offset 160.12 feet and at a right angle to the centerline of project at station 190+97.19);

Thence leaving said right of way of Chadwick Lane, run in a southeasterly direction along the north Lot line of said Lot 44 for a distance of 146.33 feet to the northeastern corner of

said Lot 44 to a point being on the northwestern present right of way line of SR 261, (said point offset 14.90 feet and at a right angle to the centerline of project at station 191+09.35);

Thence run in a southwesterly direction along the east lot line of said Lot 44 and the northwestern present right of way of SR 261 for a distance of 129.69 feet to a point on the southern property boundary of said property, which is the Point of Beginning.

Containing 0.34 acres, more or less and being the entire property owned by Nellie Ruth Powell Map Book 17, Page 52 and instrument no. 1993-33190.

To Have and To Hold, unto the State of Alabama, its successors and assigns in fee simple forever.

And for the consideration, aforesaid, I (we) do for myself (ourselves), for my (our) heirs, executors administrators, successors, and assigns covenant to and with the State of Alabama that I (we) am (are) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that I (we) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for advalorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that I (we) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

The grantor(s) herein further covenant(s) and agree that the purchase price above-stated is in full compensation to him-her (them) for this conveyance, and hereby release the State of Alabama and all or its employees and officers from any and all damages to his/her (their) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance or repair of any public road or highway that may be so located on the property herein conveyed.

In witness whereof, I (we) have hereunto set my (our) hand(s) and seal this the 21st day of

October 2008

Nellie Ruth Powell
NELLIE RUTH POWELL

ACKNOWLEDGEMENT

STATE OF ALABAMA)

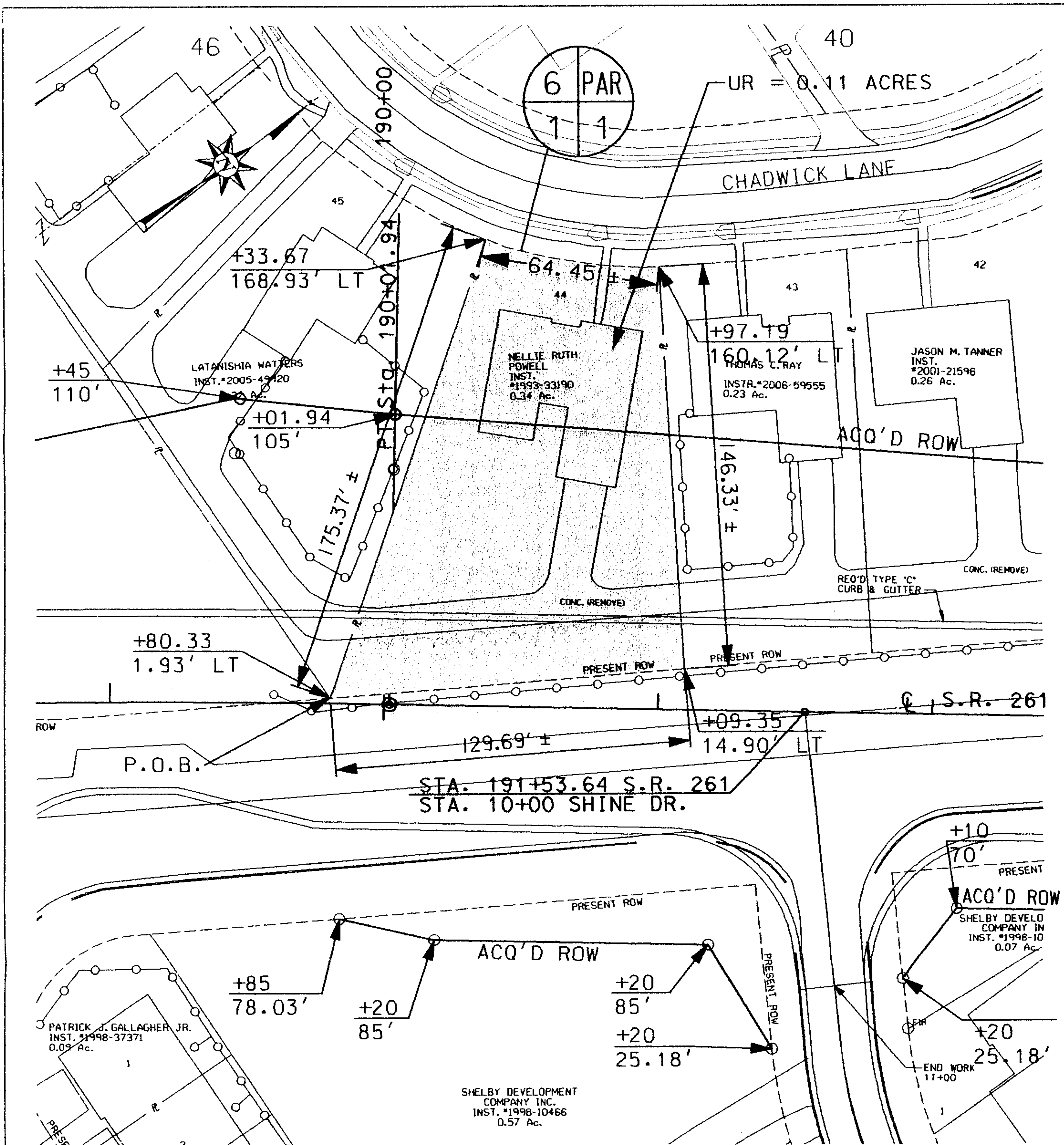
COUNTY OF JEFFERSON)

I, the undersigned Notary Public in and for said County in said State, hereby certify that NELLIE RUTH POWELL, an unmarried woman, whose name is signed to the foregoing Warranty Deed, and who are known to me, acknowledged before me on this day that, being informed of the contents of the Warranty Deed, she executed the same voluntarily as of the day the same bears date.

Given under my hand this 21st day of October, 2008.

[SEAL]

Jon O'Donnell
Notary Public
My Commission Expires: 10/8/12



TRACT NUMBER: 6 - PARCEL 1

OWNER: NELLIE RUTH POWELL

INSTR. # 1993-33190

ACREAGE BEFORE: 0.34 ACRES

REQUIRED ROW: 0.34 ACRES

ACREAGE REMAINING: 0.00 ACRES

ALABAMA DEPARTMENT OF TRANSPORTATION
PROJECT NUMBER STPAA-7112(603)

SHELBY COUNTY

SE 1/4 NE 1/4 SEC 2 T20S R3W

DATE 7 /30 /2008

SCALE: 1"=50'

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