

Quitclaim Deed

22,000

THIS QUITCLAIM DEED, executed this 6th day of February, 2010,
by first party, Grantor, Ferris L Baker
whose post office address is 4442 MARQUETTE AVE JACKSONVILLE FL 32210
to second party, Grantee, FRANK J. SMITH/HERMAN JR
whose post office address is 636 Ashbourne DR Shelbyville, KY 40065

WITNESSETH, That the said first party, for good consideration and for the sum of Ten and no/100
Dollars (\$ 10.00)
paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the
said second party forever, all the right, title, interest and claim which the said first party has in and to the following described
parcel of land, and improvements and appurtenances thereto in the County of Shelby
State of Alabama to wit:

SCHEDULE A

THE FOLLOWING REAL PROPERTY SITUATE IN COUNTY OF SHELBY AND STATE OF ALABAMA, DESCRIBED AS FOLLOWS:

PARCEL A

BEGIN AT THE NE CORNER OF THE S 1/2 OF THE SW 1/4 OF THE NW 1/4 OF SECTION 14, TOWNSHIP 21 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA; THENCE S 0 DEGREES 43'40" W A DISTANCE OF 233.10'; THENCE N 89 DEGREES 5'50" E A DISTANCE OF 105.09'; THENCE N 0 DEGREES 52'1" E A DISTANCE OF 232.98'; THENCE S 89 DEGREES 10'21" W A DISTANCE OF 105.65' TO THE POINT OF BEGINNING. SAID PARCEL OF LAND CONTAINS 0.56 ACRES, MORE OR LESS. ACCORDING TO SURVEY AND PLAT OF RODNEY SHIFLETT, RPLS NO. 21784, DATED JANUARY 29, 2002.

ALSO A 15' INGRESS, EGRESS, AND UTILITY EASEMENT:

COMMENCE AT THE NE CORNER OF THE S 1/2 OF THE SE 1/4 OF THE NW 1/4 OF SECTION 14, TOWNSHIP 21 SOUTH RANGE 2 WEST SHELBY COUNTY, ALABAMA; THENCE N 89 DEGREES 10'21" E A DISTANCE OF 30.85; THENCE N 0 DEGREES 43'40" E A DISTANCE OF 30.00'; THENCE S 85 DEGREES 35'47" W A DISTANCE OF 30.76'; THENCE N 85 DEGREES 4'58" W A DISTANCE OF 240.69' TO THE EASTERLY RIGHT-OF-WAY LINE OF SHELBY COUNTY HWY. 313 AND THE POINT OF BEGINNING OF THE SOUTHERLY LINE OF A 15' INGRESS, EGRESS, AND UTILITY EASEMENT LYING 15' NORTH OF AND PARALLEL TO DESCRIBED LINE; THENCE S 11 DEGREES 12'25" W ALONG SAID RIGHT-OF-WAY A DISTANCE OF 41.42'; THENCE S 67 DEGREES 25'41" E AND LEAVING SAID RIGHT-OF-WAY A DISTANCE OF 81.69'; THENCE S 53 DEGREES 25'51" E A DISTANCE OF 52.63'; THENCE S 40 DEGREES 36'28" E A DISTANCE OF 92.03'; THENCE S 60 DEGREES 14'40" E A DISTANCE OF 40.08'; THENCE S 82 DEGREES 55'30" E A DISTANCE OF 33.46' TO THE END OF SAID EASEMENT.

PARCEL ID: 22-6-14-0-000-025.001

PROPERTY ADDRESS: 115 HWY 313


20100218000048610 1/2 \$36.00
Shelby Cnty Judge of Probate, AL
02/18/2010 11:20:08 AM FILED/CERT

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.
Signed, sealed and delivered in presence of:

Signature of First Party: Ferris L Baker

Print name of First Party: FERRIS L BAKER

Signature of First Party: _____

Print name of First Party: _____

Signature of Preparer Mary Ann Baker

Print Name of Preparer MARY Ann BAKER

Address of Preparer 133 PARK Forest Ter Alabaster AL 35007

State of Florida
County of Duval }

On February 6th 2010 before me, Candace Ringca
appeared Ferris L. Baker

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the
person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Candace Ringca
Signature of Notary

Affiant ☒ Known _____ Produced ID
Type of ID _____
(Seal)

