


THIS INSTRUMENT PREPARED BY:
APRIL B. DANIELSON
BOARDMAN, CARR, HUTCHESON & BENNETT, P.C.
400 BOARDMAN DRIVE
CHELSEA, ALABAMA 35043

Send Tax Notice to Grantee.
GRANTEE'S ADDRESS:
City of Chelsea
P. O. Box 111
Chelsea, Alabama 35043


20100322000081620 1/3 \$18.00
Shelby Cnty Judge of Probate, AL
03/22/2010 09:54:51 AM FILED/CERT

STATE OF ALABAMA)

GENERAL WARRANTY DEED

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Eight Thousand and 00/100 (\$8,000.00) Dollars, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, **Chelsea Youth Club, Inc.** a non-profit corporation, (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **City of Chelsea**, a municipal corporation, (hereinafter referred to as GRANTEE), the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

See attached Exhibit A for legal description

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record. Subject to any accrued taxes or assessments not yet due and payable.

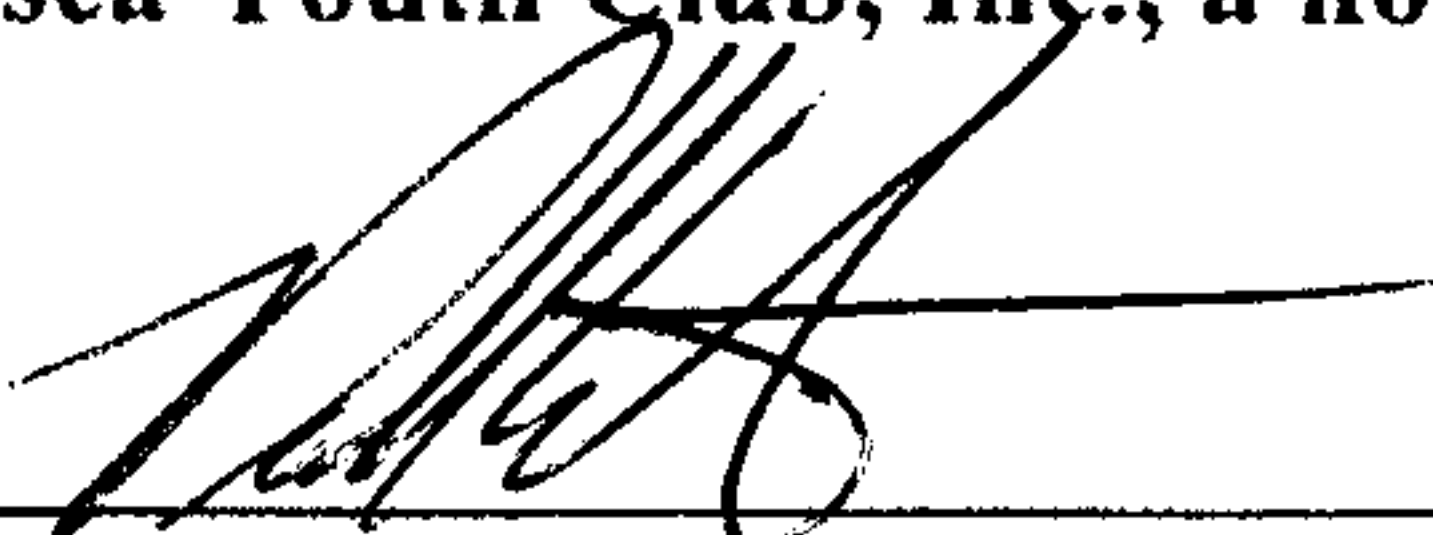
TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S successors, heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR, Chelsea Youth Club, Inc., a non-profit corporation, by and through its officer, has hereunto set its hand and seal this the 16th day of ~~January~~, 2010.


MARCH

Chelsea Youth Club, Inc., a non-profit corporation



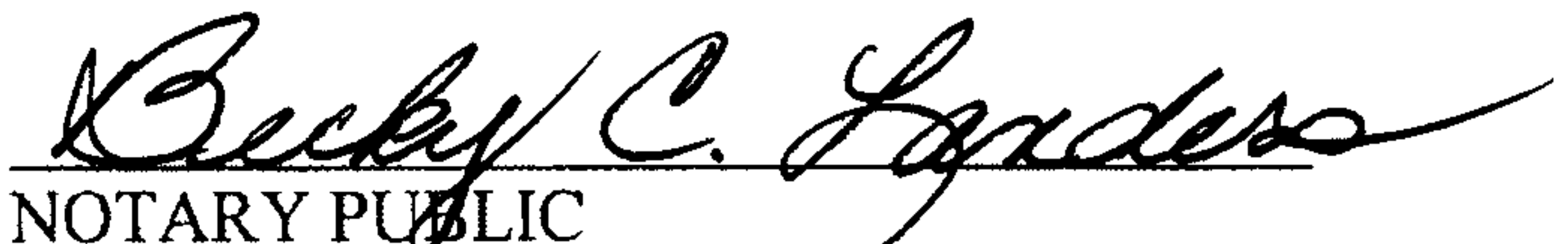
By: Darell Eidson
Its: President

STATE OF ALABAMA)
COUNTY OF SHELBY)


20100322000081620 2/3 \$18.00
Shelby Cnty Judge of Probate, AL
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I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **Darell Eidson**, whose name as President of **Chelsea Youth Club, Inc.**, a non-profit corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 16th day of ~~January~~, 2010.
MARCH


NOTARY PUBLIC
My Commission Expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Apr 1, 2013
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Exhibit A
Legal Description

Commence at the Southeast corner of the NE 1/4 of SE 1/4 of Section 34, Township 19 South, Range 1 West; run North along the Section line for a distance of 30 feet to the point of beginning; thence run North 88 deg. 41 min. 57 sec. East for a distance of 300 feet; thence run North 15 deg. 46 min. 27 sec. West for 660.70 feet; thence run South 86 deg. 28 min. 39 sec. West for 132.0 feet; thence run North 00 deg. 39 min. 55 sec. East for 165.36 feet; thence run South 49 deg. 14 min. 38 sec. West along the Southerly property bounds of Connie M. England (Mandonia), Michael and Deborah England and Carol and Edna King for 689.23 feet; thence run South 42 deg. 38 min. West along the Southerly property bounds of Lloyd A. Blackerby and/or his heirs and Emma A. Adams for 117.69 feet to a point on the East right of way line of Shelby County Road No. 47; thence run South 47 deg. 26 min. 13 sec. East for 45.27 feet along said road right of way; thence run South 48 deg. 50 min. 52 sec. East for 41.52 feet along said road right of way; thence run South 47 deg. 26 min. 20 sec. East for 52.68 feet along said road right of way; thence run South 44 deg. 55 min. East for 58.25 feet along said road right of way; thence South 42 deg. 50 min. 29 sec. East for 51.81 feet along said road right of way; thence South 41 deg. 7 min. 35 sec. East for 57.15 feet along said road right of way; thence run South 40 deg. 8 min. 44 sec. East for 52.64 feet along said road right of way; thence run South 37 deg. 32 min. 50 sec. East for 19.10 feet along said road right of way; thence run North 88 deg. 41 min. 57 sec. East for 348.48 feet to the point of beginning; being situated in the NE 1/4 of the SE 1/4 of Section 34, and NW 1/4 of SW 1/4 of Section 35, Township 19 South, Range 1 West, Shelby County, Alabama.