

This instrument was prepared by:

Mike Atchison  
Attorney at Law, Inc.  
P. O. Box 822  
Columbiana, Alabama 35051

After recording, return to:

Tom Edwards  
2570 S RIVER Rd  
Shelby AL 35143

STATE OF ALABAMA,  
SHELBY COUNTY

## QUITCLAIM DEED

20100726000237760 1/3 \$23.00  
Shelby Cnty Judge of Probate, AL  
07/26/2010 02:30:16 PM FILED/CERT

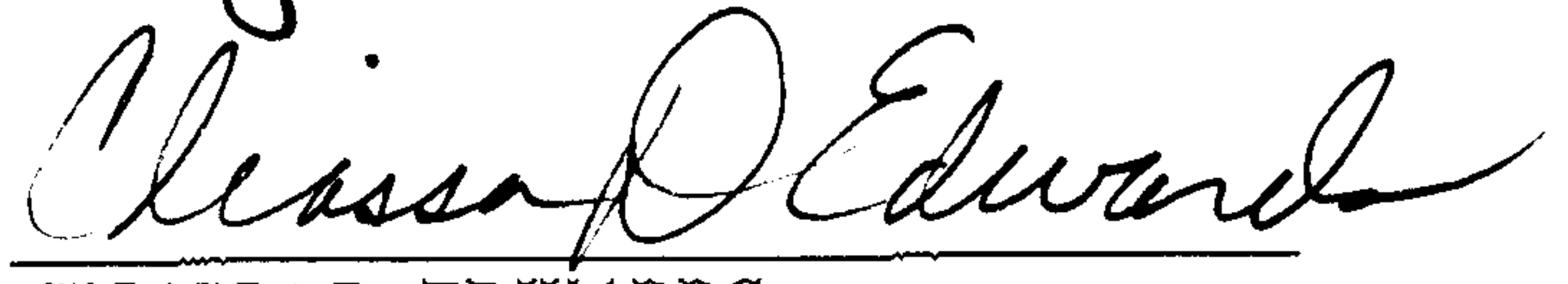
KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of  
Ten Dollars and 00/100 (\$ 10.00 ) and other  
good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby  
acknowledged, the undersigned, **CLLIASSA D. EDWARDS, A MARRIED WOMAN**, hereby remises,  
releases, quit claims, grants, sells, and conveys to **THOMAS R. EDWARDS** (hereinafter called  
Grantee), all his right, title, interest and claim in or to the following described real estate, situated in  
Shelby County, Alabama, to-wit:

*SEE ATTACHED EXHIBIT A & B FOR LEGAL DESCRIPTION.*

*This Deed was prepared from data furnished by the Grantee. No Title Examination was requested or undertaken.  
The preparer of this Instrument has not reviewed the status of Title on this property, has not been employed to do  
so, and acts only as the drafter of this Instrument.*

TO HAVE AND TO HOLD to said GRANTEE forever.

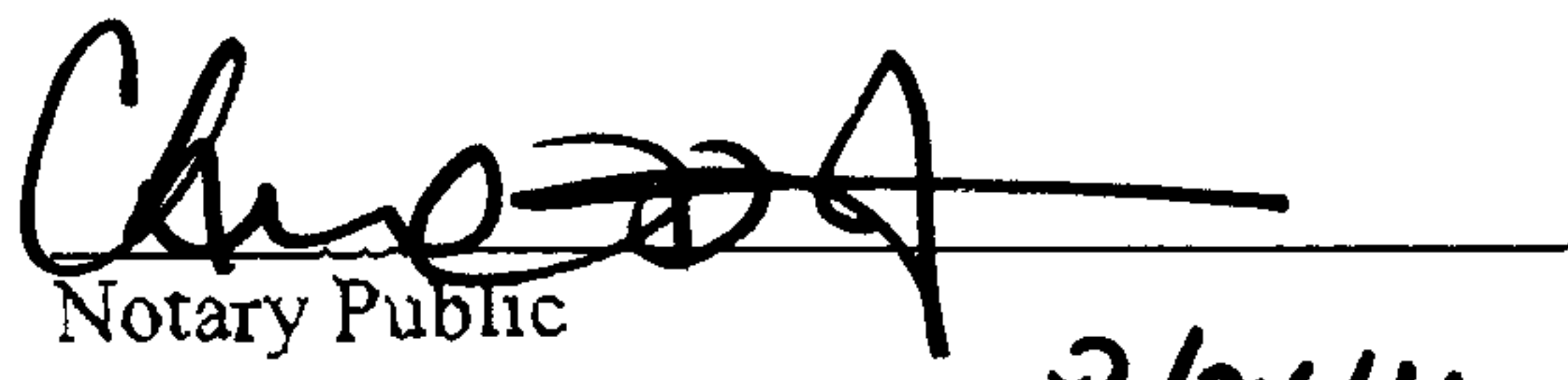
Given under my hand and seal, this 23<sup>rd</sup> day of July, 2010.

  
CLIASSA D. EDWARDS

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify  
that **CLLIASSA D. EDWARDS**, whose name 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 the conveyance, she  
executed the same voluntarily on the day the same bears date.

Given under my hand and official seal 23<sup>rd</sup> day of July, 2010.

  
Notary Public  
My Commission Expires: 8/24/11

Deed Tax : \$5.00



20100726000237760 2/3 \$23.00  
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### Exhibit "A"

A parcel of land located in the E ½ of the NE ¼ of Section 28, Township 21 South, Range 1 West, Shelby County, Alabama; being more particularly described as follows:

From the SE corner of the E ½ of the NE ¼ of Section 28, run North along the East line of Section 858.8 feet to the point of beginning of the land; from said point, continue said course along said line 1000 feet to a point on the Southerly right of way line of Alabama Highway No. 70; thence deflect 87 deg. 51 min. and run a chord distance of 430.00 feet to a point; thence deflect from said chord an angle of 92 deg. 09 min. left and run Southerly and parallel to the Section line 1,016.1 feet; thence deflect left an angle of 90 deg. 00 min. and run Easterly 429.7 feet back to the point of beginning; being situated in Shelby County, Alabama.

LESS AND EXCEPT that portion conveyed to the State of Alabama as recorded in Real Volume 89 page 191 in the Probate Office.

LESS AND EXCEPT Lots 1 and 2, according to the Survey of Westside Village, as recorded in Map Book 22, Page 66, in the Probate Office of Shelby County, Alabama.



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### Exhibit B

Commence at the Northeast corner of the NW 1/4 of the NE 1/4 of Section 12, Township 22 South, Range 1 East; thence proceed in a Southerly direction along the West boundary of said 1/4-1/4 for a distance of 952.10 feet to a point, being the point of beginning of the parcel of land herein described; thence continue along said West boundary of said 1/4-1/4 for 375.00 feet to a point, being the Southwest corner of the said NW 1/4 of NE 1/4, Section 12, Township 22 South, Range 1 East; thence turn an angle of 90 deg. 12' 19" left and run along the South boundary of said 1/4-1/4 for 986.97 feet to a point; thence turn an angle of 100 deg. 25' 33" left and run 162.12 feet to a point; thence turn an angle of 85 deg. 18' 06" right and run 76.27 feet to a point; thence turn an angle of 26 deg. 30' 04" left and run 173.66 feet to a point; thence turn an angle of 37 deg. 06' 19" left and run 83.17 feet to a point; thence turn an angle of 101 deg. 16' 10" left and run 1174.40 feet to the point of beginning. Said parcel is located in the NW 1/4 of the NE 1/4, Section 12, Township 22 South, Range 1 East. EXCEPTED from said parcel is any and all portions of lands that lie below the datum plane of 397 feet above mean sea level as established by the USC & S Survey. Said parcel is also subject to a flood right up to the datum plane of 398 feet above mean sea level.

#### ROAD EASEMENT FOR ACCESS:

Commence at the Southwest corner of the NW 1/4 of the NE 1/4, Section 12, Township 22 South, Range 1 East; thence proceed in an Easterly direction along the South boundary of said 1/4-1/4 for a distance of 406.69 feet to a point, being the point of beginning of the centerline of a 60 foot easement herein described; thence turn an angle of 94 deg. 52' 21" left and run 427.20 feet; thence run along a curve to the right (concave Easterly and radius = 435.87 feet) for an arc distance of 175.70 feet; thence run along a tangent section for 724.23 feet; thence run along a curve to the right (concave Southeasterly and radius = 227.17 feet) for an arc distance of 111.37 feet; thence run along a tangent section for 26.9 feet; thence run along a curve to the left (concave Northwesterly and radius = 7544.81 feet) for an arc distance of 159.93 feet; thence run along a tangent section for 15.52 feet; thence run along a curve to the left (concave Northwesterly and radius = 3583.17 feet) for an arc distance of 199.95 feet; thence run along a tangent section for 174.95 feet; thence run along a curve to the left (concave Northwesterly and radius = 848.69 feet) for an arc distance of 238.42 feet; thence run along a tangent section for 545.80 feet; thence run along a curve to the left (concave Westerly and radius = 399.17 feet) for an arc distance of 167.96 feet; thence run along a tangent section for 146.04 feet; thence turn an angle of 48 deg. 01' 34" right and run 91.50 feet; thence run along a curve to the right (concave Southeasterly and radius = 390.59 feet) for an arc distance of 157.82 feet; thence run along a tangent section for 48.18 feet to the point of ending. Said easement shall be sixty (60) feet in width; thirty feet each side of the above described centerline. Said easement is located in the NE 1/4 of SE 1/4, SE 1/4 of SE 1/4 and SW 1/4 of SE 1/4, Section 1, Township 22 South, Range 1 East, and the NW 1/4 of NE 1/4, Section 12, Township 22 South, Range 1 East.

Situated in Shelby County, Alabama.