

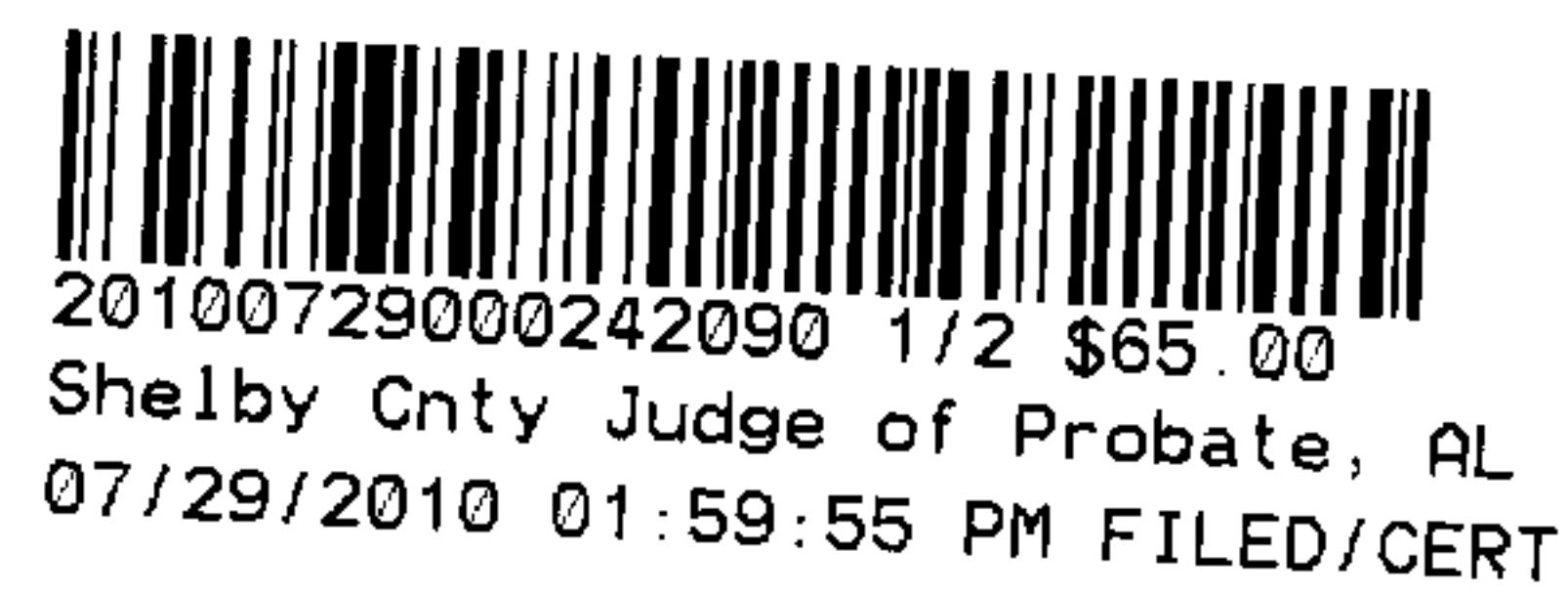
This instrument was prepared by:  
Ramona J. Morrison  
Crowson & Morrison, LLC  
P.O. Box 278  
Columbiana, AL 35051

House & 2 Acres  
30,000 R.G.I.

Please send tax notice to:  
Ronald Gene Isbell  
56989 Highway 25  
Leeds, AL 35094

QUITCLAIM DEED

STATE OF ALABAMA )  
COUNTY OF SHELBY )



KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of \$1.00, and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Thurman Tedford Isbell, Jr.**, a married man, hereby remises, releases, quit claims, grants, sells, and conveys to **Ronald Gene Isbell, Anita Barnett and Geraldine I. Skelton** , (hereinafter called Grantees) all his right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

*Commence at a ¼ inch rebar found locally accepted to be the Southwest corner of said Section 4 and also the Northwest corner of said Section 9; thence run on an assumed bearing of North 90 degrees, 00 minutes, 00 seconds East for a distance of 1,807.67 feet to an iron pin found with a SSI cap; thence continue along last stated course for a distance of 325.08 feet to an iron pin found with a SSI cap; thence run North 64 degrees, 16 minutes, 50 seconds East for a distance of 116.74 feet to an iron pin found with a SSI cap; thence run North 13 degrees, 06 minutes, 48 seconds West for a distance of 228.61 feet to an iron pin found with a SSI cap; thence run North 27 degrees, 08 minutes, 33 seconds East for a distance of 263.32 feet to an iron pin found with a SSI cap; thence run North 25 degrees, 03 minutes, 52 seconds East for a distance of 204.71 feet to a ½ inch rebar found on the South right-of-way line of Shelby County, Highway No. 25, said ½ inch rebar also being on a curve to the left, having a central angle of 05 degrees, 13 minutes, 45 seconds and a radius of 364.99 feet, with a chord bearing of South 78 degrees, 37 minutes, 00 seconds East; thence run along said right-of-way line and also along the arc of said curve for a distance of 33.31 feet to an iron pin set at the point of beginning; thence continue along last stated curve to the left, having a central angle of 21 degrees, 26 minutes, 37 seconds and a radius of 364.99 feet, with a chord bearing of North 88 degrees, 02 minutes, 50 seconds East; thence run along said right-of-way line and also along the arc of said curve for a distance of 136.60 feet to an iron pin found with a SSI cap; thence run South 43 degrees, 16 minutes, 15 seconds East for a distance of 334.53 feet to an iron found; thence run North 40 degrees, 40 minutes, 16 seconds East for a distance of 190.86 feet to an iron pin found with a SSI cap; thence run South 56 degrees, 52 minutes, 20 seconds East for a distance of 60.52 feet to an iron pin set; thence run South 40 degrees, 40 minutes, 16 seconds West for a distance of 415.33 feet to an iron pin set; thence run North 33 degrees, 30 minutes, 12 seconds West for a distance of 410.90 feet to an iron pin set; thence run North 23 degrees, 09 minutes, 05 seconds West for a distance of 108.38 feet to the point of beginning; said parcel of land containing 2.00 acres, more or less.*

ALSO:

*A permanent easement to use the existing driveway from Shelby County Highway No. 25 situated in the South half of Section 4, Township 18 South, Range 1 East, Shelby County, Alabama, lying 6 feet each side of a centerline, being more particularly described as follows:*

*Commence at a one quarter inch rebar found locally accepted to be the Southwest corner of said Section 4; thence run on an assumed bearing of North 90 degrees, 00 minutes, 00 seconds East along the South line of said Section 4*



for a distance of 1,807.67 feet to an iron pin found with a SSI cap; thence run North 01 degree, 17 minutes, 54 seconds West for a distance of 289.50 feet to a point in the centerline of a creek; thence run South 59 degrees, 17 minutes, 55 seconds East for a distance of 124.77 feet to an iron pin found with SSI cap; thence run North 28 degrees, 42 minutes, 05 seconds East for a distance of 394.79 feet to a PK nail found in tree; thence run South 60 degrees, 44 minutes, 52 seconds East for a distance of 196.82 feet to a one half inch rebar found; thence run North 29 degrees, 33 minutes, 25 seconds East for a distance of 249.74 feet to a one half inch rebar found on the South right-of-way line of Shelby County Highway No. 25, said point also being on a curve to the left having a central angle of 29 degrees, 04 minutes, 43 seconds, a radius of 364.99 feet with a chord bearing of North 89 degrees, 27 minutes, 31 seconds East; thence run along the arc of said curve and also along said right-of-way for a distance of 185.24 feet to the point of beginning of said easement; thence run South 34 degrees, 12 minutes, 53 seconds East for a distance of 63.95 feet to a point; thence run South 04 degrees, 18 minutes, 33 seconds East for a distance of 5.23 feet to the end of said easement.

This instrument prepared without evidence of title condition or survey. There is no representation as to title or matters that might be revealed by survey, inspection or examination of title by the preparer of this instrument.

**TO HAVE AND TO HOLD** the same, together with all the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to the Grantees, their heirs, and assigns forever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 15<sup>th</sup> day of January, 2008. 2009

Thurman Tedford Isbell Jr.  
THURMAN TEDFORD ISBELL, JR.

**STATE OF ALABAMA  
SHELBY COUNTY**

I, the undersigned, a Notary Public, hereby certify that THURMAN TEDFORD ISBELL, JR., whose name is signed to the foregoing deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executes the same voluntarily on the day the same bears date.

Given under my hand this the 15<sup>th</sup> day of January, 2008. 2009

Linda J. Powell  
Notary Public  
My Commission Expires: 10/27/2012