


This instrument was prepared by:  
WALLACE, ELLIS, FOWLER, HEAD & JUSTICE  
P. O. Box 587  
Columbiana, AL 35051

## WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

  
20111201000363740 1/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
12/01/2011 03:29:24 PM FILED/CERT

### KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty-four Thousand One Hundred and no/100 Dollars (\$134,100.00) to the undersigned Grantors, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I (we), **Martha Joiner Ferguson**, an unmarried woman, and **Kathy Joseph**, an unmarried woman (herein referred to as Grantors), grant, bargain, sell, and convey unto **Shelby County, Alabama**, a political subdivision of the State of Alabama, the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land situated in the Southeast one-quarter of the Southeast one-quarter of Section 18, Township 20 South, Range 1 East Shelby County, Alabama being more particularly described as follows:

Begin at a found 1" pipe marking the Southwest corner of said quarter-quarter Section; thence run North 01 degrees 26 minutes 37 seconds West along the East line of the Dogwood Hollow Estates Subdivision as recorded in Map Book 22, page 158 in the Office of the Judge of Probate Shelby County, Alabama for a distance of 416.32 feet to a set 5/8" capped rebar stamped CA-560LS; thence leaving said East line run North 53 degrees 52 minutes 38 seconds East for a distance of 1411.25 feet to a set 5/8" capped rebar stamped CA-560LS; thence run South 89 degrees 50 minutes 38 seconds East for a distance of 171.67 feet to a set 5/8" capped rebar stamped CA-560LS on the East line of said quarter-quarter Section; thence run South 00 degrees 09 minutes 22 seconds West along said East line for a distance of 549.08 feet to a set 5/8" capped rebar stamped CA-560LS; thence leaving said East line run South 87 degrees 01 minutes 04 seconds West for a distance of 781.21 feet to a found 5/8" capped rear stamped SWH 4848; thence run South 04 degrees 49 minutes 29 seconds West for a distance of 498.82 feet to a found 5/8" capped rebar stamped SWH 4848; thence run South 89 degrees 19 minutes 15 seconds West for a distance of 182.55 feet to a found 5/8' capped rebar stamped SWH 4848; thence run South 00 degrees 46 minutes 34 seconds East for a distance of 160.23 feet to a point on the South line of said quarter-quarter Section; thence North 89 degrees 42 minutes 51 seconds West along said South line for a distance of 297.17 feet to the point of beginning. Said parcel contains 584,097 square feet or 13.41 acres more or less.

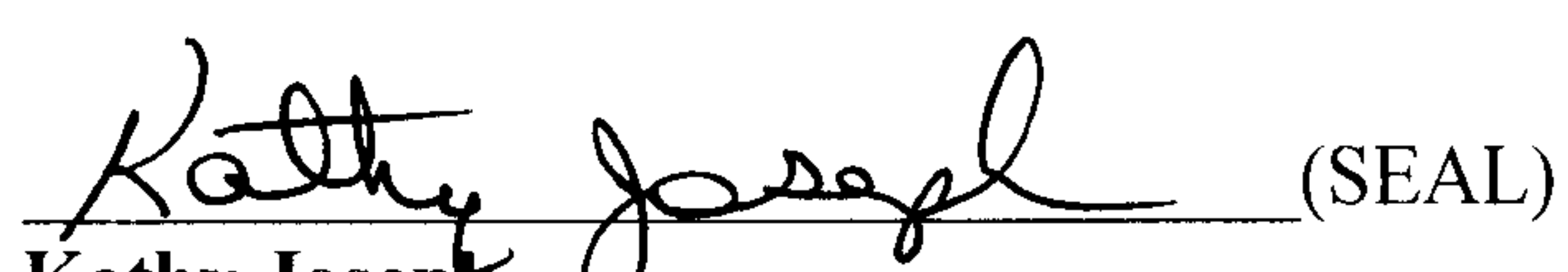
Subject to any mineral and mining rights which are not owned of record by the Grantors.

**TO HAVE AND TO HOLD** to the said Grantee, its successors and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantee, its successors and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, I (we) have hereunto set my hand(s) and seal(s), this 1<sup>st</sup> day of December, 2011.

 (SEAL)  
Martha Joiner Ferguson

 (SEAL)  
Kathy Joseph

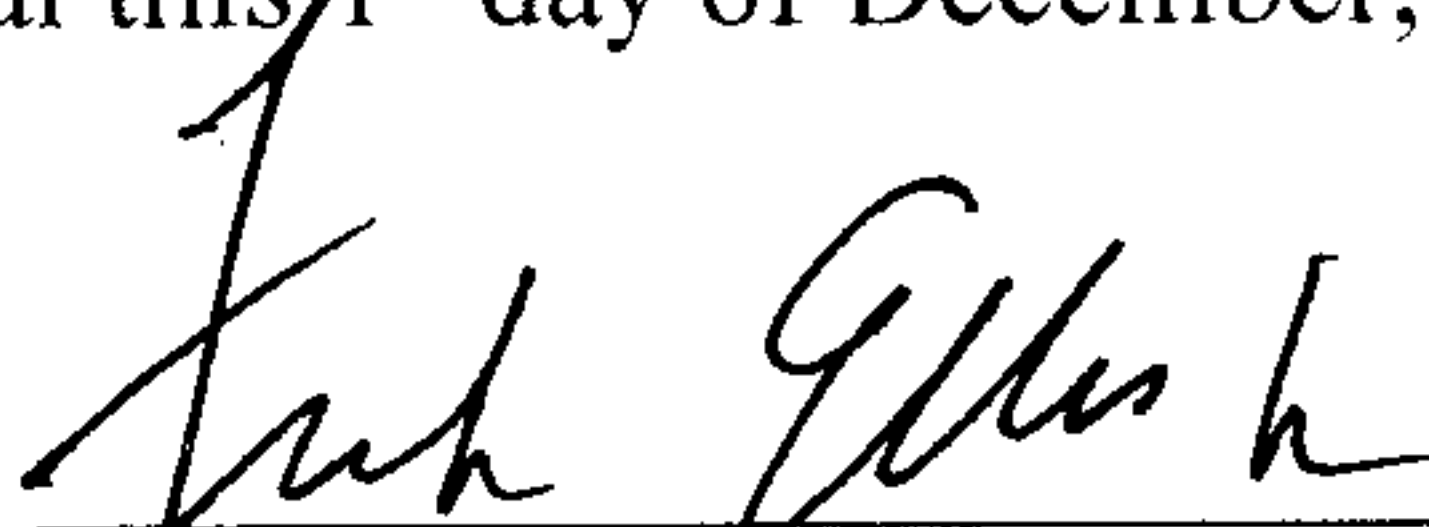
**STATE OF ALABAMA  
SHELBY COUNTY**



20111201000363740 2/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
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I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Martha Joiner Ferguson**, an unmarried woman, 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.

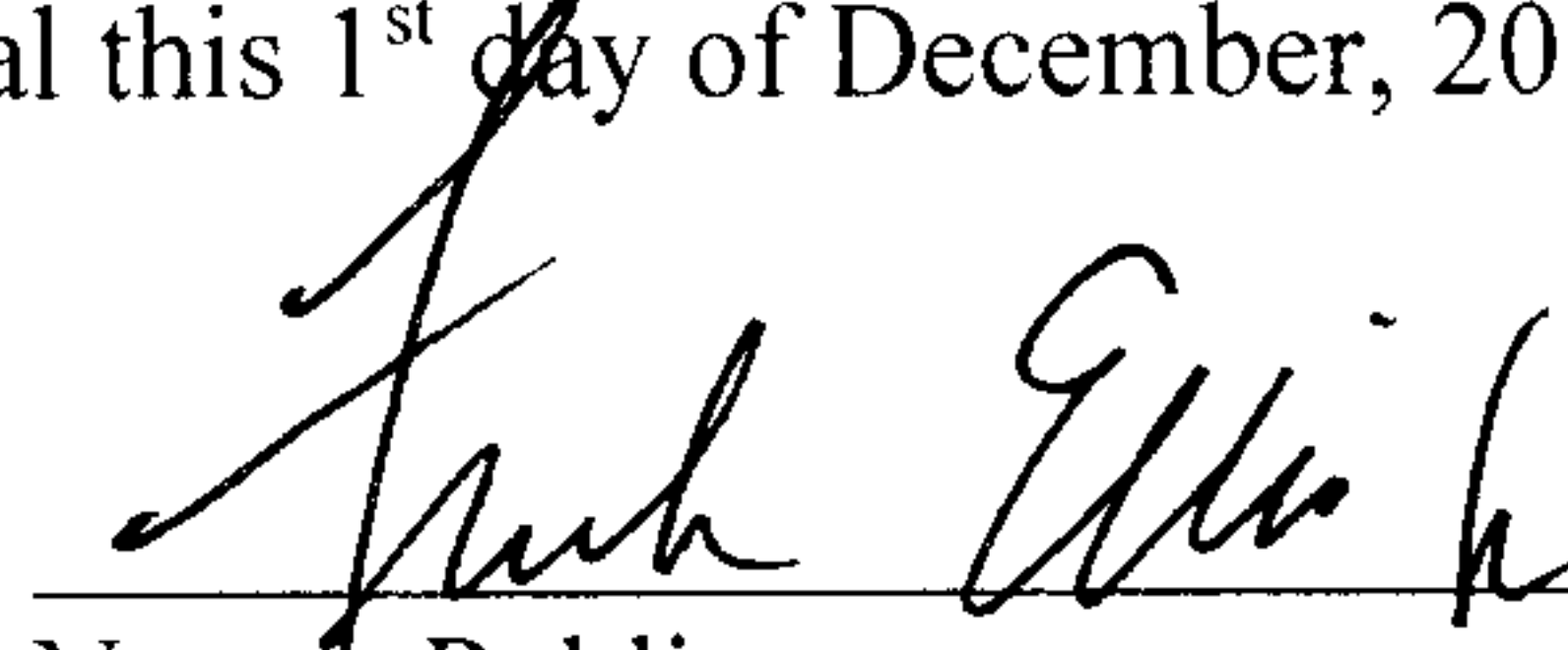
Given under my hand and official seal this 1<sup>st</sup> day of December, 2011.

  
\_\_\_\_\_  
Notary Public

**STATE OF ALABAMA  
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Kathy Joseph**, an unmarried woman, 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 this 1<sup>st</sup> day of December, 2011.

  
\_\_\_\_\_  
Notary Public