

Prepared by:  
Candice Shockley  
Shockley + King  
2491 Pelham Pkwy  
Pelham, AL 35124

## QUIT CLAIM DEED



20120302000074410 1/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
03/02/2012 10:32:41 AM FILED/CERT

STATE OF ALABAMA )  
SHELBY COUNTY )

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of Ten Dollars (\$10.00) to **Scott Lovelady**, in hand paid by **Lovelady Mini Storage, LLC** the receipt whereof is hereby acknowledged. I, the said **Scott Lovelady**, do remise, release, quit claim and convey to the said **Lovelady Mini Storage**, all my right, title, interest, and claim, which I presently hold, in or to the following described real estate, to wit:

### PARCEL ONE:

A parcel of land situated in the SW 1/4 of the NW 1/4 of Section 2, Township 24 North, Range 12 East, Shelby County, Alabama, described as follows:

Commence at the SE corner of retired Alabama Engineer and Surveyor, Allen Whitley's Survey of Block 1, of the Industrial Park of Montevallo, Alabama, said point being located in the SW 1/4 of the NW 1/4 of Section 2, Township 24 North, Range 12 East, Shelby County, Alabama and run thence North 83 deg. 29 min. 48 sec. West along the North margin of Alabama Highway No. 25 in Montevallo, Alabama a distance of 190.00 feet to a point; thence run North 06 deg. 18 min. 55 sec East a distance of 9.87 feet to a set 1/2 inch steel rebar corner and the point of beginning of the property being described; thence continue last described course North 06 deg. 18 min. 55 sec. East a distance of 233.58 feet to a found 1/2 inch steel rebar corner; thence run South 83 deg. 29 min. 23 sec East a distance of 162.10 feet to a found 1/2 inch steel rebar corner; thence run South 00 deg. 13 min. 17 sec. East a distance of 234.65 feet to a set 1/2 inch steel rebar corner on the North margin of Alabama Highway No. 25; thence run North 83 deg. 39 min. 25 sec. West along said margin of said Highway a distance of 188.81 feet to the point of beginning; being situated in Shelby County, Alabama.

### PARCEL TWO:

Commence at the SE corner of retired Alabama Engineer and Surveyor, Allen Whitley's Survey of Block 1, of The Industrial Park of Montevallo, Alabama, said point being located in the SW 1/4 of the NW 1/4 of Section 2, Township 24 North, Range 12 East, Shelby County, Alabama, and run thence North 83 deg. 29 min. 48 sec. West along the North Margin of Alabama Highway No. 25 a distance of 364.22 feet to a point; thence run North 40 deg. 46 min. 36 sec. West 110.27 feet to a point; thence run North 06 deg. 13 min. 12 sec. East along the Easterly margin of Industrial Park Road a distance of 139.77 feet to a found 1/2 inch rebar corner and the point of beginning of the access easement being described; thence run North 06 deg. 18 min. 02 sec. East a distance of 28.62 feet

to a solid 3 inch steel corner; thence run South 83 deg. 32 min. 30 sec. East a distance of 255.23 feet to a found rebar corner; thence run South 06 deg. 18 min. 02 sec. West a distance of 28.67 feet to a point; thence run North 83 deg. 32 min. 30 sec. West a distance of 255.22 feet to the point of beginning and the end of easement.

**SUBJECT TO THE FOLLOWING:**

1. Right(s) of Way(s) granted to the Alabama Power Company by instrument(s) recorded in Final Record 13-395 in Probate Office.
2. Easement(s) to AT&T as show by instrument recorded in Real 220 page 777 and real 291 page 387 in Probate Office.
3. Easement(s) to water Works & Sewer Board of the City of Montevallo as shown by instrument recorded in Inst. #1998-7082 in Probate Office.
4. Easement rights of others to use PARCEL TWO.
5. Joint Driveway Agreement as set out in Real 224, page 852 in Probate Office.
6. Any mineral or mining rights not owned by Grantors.

**NOTE:** The subject property is not nor has it ever been the Homestead of the Grantors.

**NOTE:** No title documents were examined. The deed was prepared from information provided by the parties.


**NOTE:** TO CLEAR TITLE.

TO HAVE AND TO HOLD to the said **Scott Lovelady**, and his assigns forever.

Given under my hand and seal this the 1 day of March, 2012.

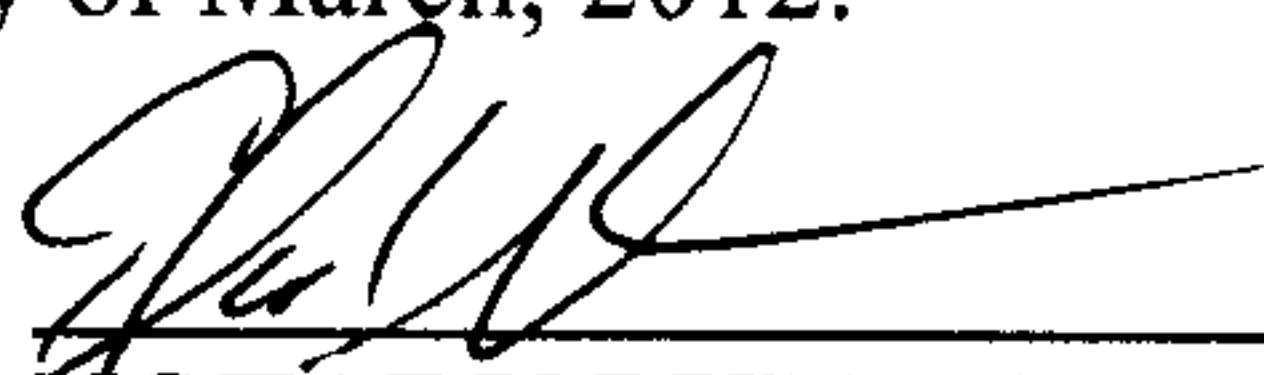
  
**SCOTT LOVELADY**

**STATE OF ALABAMA**       )  
**COUNTY OF SHELBY**     )

  
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I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **SCOTT LOVELADY**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand, this 1 day of March, 2012.

  
**NOTARY PUBLIC**  
MCE: 2/16/12