

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.
LEGAL DESCRIPTION WAS PROVIDED BY GRANTEE;

This instrument was prepared by:
Mike T. Atchison
Attorney At Law, Inc.
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:

Christopher Wilson

203 Jordan Ave

Tallapoosa AL 36078

Christopher Wilson

203 Jordan Ave

Tallapoosa AL 36078

WARRANTY DEED

STATE OF ~~ALABAMA~~ FLORIDA
COUNTY OF ~~SHELBY~~ MARION

KNOW ALL MEN BY THESE PRESENTS, That in consideration of SEVENTY SIX THOUSAND FIVE HUNDRED SIXTY FIVE DOLLARS and NO/00 (\$76,565.00), and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, Christopher A. Wilson, married man (herein referred to as *Grantors*), grant, bargain, sell and convey unto, Michael A. Wilson, a single man (herein referred to as *Grantee*), the following described real estate, situated in: SHELBY County, Alabama, to-wit:

1/2 interest in and to the following described property.
See attached Exhibit A for Legal Description.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2013.
2. Easements, restrictions, rights of way, and permits of record.

This property constitutes no part of the homestead of the Grantors.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and 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 Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 10th day of JAN, 2014.

Christopher A. Wilson

STATE OF ~~ALABAMA~~ FLORIDA
COUNTY OF ~~SHELBY~~ MARION

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Christopher A. Wilson 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of JAN, 2014.

Notary Public

My Commission Expires: April 14, 17

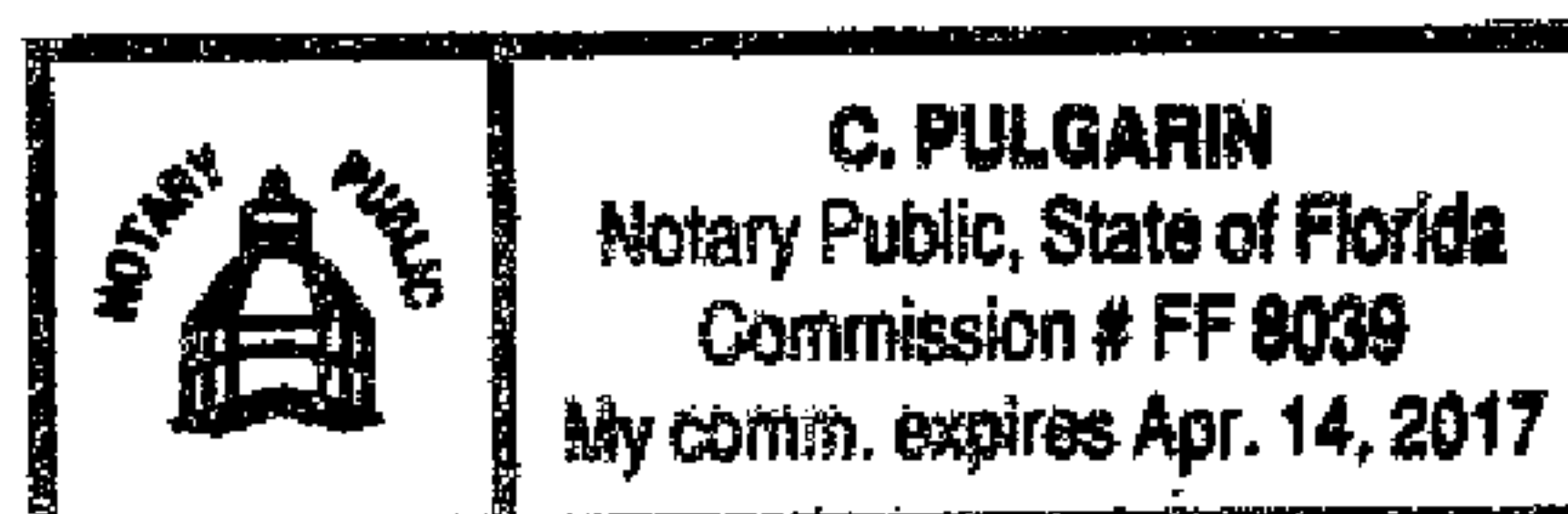


EXHIBIT A
LEGAL DESCRIPTION

PARCEL 1:

Commence at the Northeast corner of Section 36, Township 20 South, Range 1 East, Shelby County, Alabama and run South 86 degrees 51 minutes 51 seconds West for 55.56 feet to the point of beginning. From said point of beginning, continue South 86 degrees 51 minutes 51 seconds West for 1187.58 feet to the northeastern right of way of County Road 61; thence along said road North 57 degrees 08 minutes 46 seconds West for 81.71 feet; thence leaving said road, run North 01 degree 40 minutes 25 seconds West for 1274.10 feet; thence run North 87 degrees 08 minutes 24 seconds East for 1179.46 feet to the West right of way of a railroad; thence along said railroad, South 01 degree 44 minutes 02 seconds East for 799.50 feet; thence continue along said railroad, along a curve to the left, having a radius of 3014.93 feet and a chord bearing and distance of South 02 degrees 44 minutes 10 seconds East for 105.24 feet; thence continue along said railroad, along another curve to the left, having a radius of 1582.69 feet and a chord bearing and distance of South 11 degrees 42 minutes 24 seconds East for 416.18 feet to the point of beginning.

PARCEL 2:

Commence at the Northeast corner of Section 36, Township 20 South, Range 1 East, Shelby County, Alabama and run South 86 degrees 51 minutes 51 seconds West for 55.56 feet to the point of beginning. From said point of beginning, continue South 86 degrees 51 minutes 51 seconds West for 1187.58 feet to the northeastern right of way of County Road 61; thence along said road, South 57 degrees 08 minutes 46 seconds East for 256.59 feet; thence continue along said road, along a curve to the right having a radius of 1476.07 feet and a chord bearing and distance of South 30 degrees 59 minutes 26 seconds East for 1318.70 feet; thence leaving said road, run North 86 degrees 40 minutes 34 seconds East for 364.43 feet; thence run North 00 degrees 44 minutes 28 seconds West for 1171.98 feet to the West right of way of a railroad; thence along said railroad, along a curve to the right having a radius of 1582.69 feet and a chord bearing and distance of North 22 degrees 01 minutes 41 seconds West for 152.77 feet to the point of beginning.

ALSO: Legal Description for 30 ft. easement:

Commence at the Northeast corner of Section 36, Township 20 South, Range 1 East, Shelby County, Alabama and run South 86 degrees 51 minutes 51 seconds West for 607.31 feet to the point of beginning of a 30 ft. easement, said point being centerline of easement. From said point of beginning, run along centerline of easement the following calls: South 27 degrees 18 minutes 15 seconds West for 155.07 feet; South 09 degrees 16 minutes 30 seconds East for 176.59 feet and south 45 degrees 01 minute 10 seconds West for 134.23 feet to the northeastern right of way of County Road 61. Said easement being 15 feet left and 15 feet right of the above described centerline, being a total of 30 feet in width.

According to the survey of Michael Moates, dated June 18, 2004.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PROPERTY CONVEYED TO GRACE ANDREWS IN INST. NO. 20070925000450060, PROBATE OFFICE SHELBY COUNTY, ALABAMA:

Commence at the NE corner of Section 36, Township 20 South, Range 1 East, City of Wilsonville, Shelby County, Alabama; thence South 00 degrees 43 minutes 17 seconds East, a distance of 144.67 feet to the POINT OF BEGINNING; thence South 00 degrees 44 minutes 28 seconds East, a distance of 651.98 feet; thence South 86 degrees 40 minutes 34 seconds West, a distance of 493.24 feet to the northeasterly R.O.W. line of Shelby County Highway 61; 80' R.O., said point also being the beginning of a curve to the left, having a radius of 1,476.07, a central angle of 16 degrees 24 minutes 12 seconds and subtended by a chord which bears North 33 degrees 20 minutes 55 seconds West and a chord distance of 421.15 feet; thence along the arc of said curve and said R.O.W. line, a distance of 422.59 feet; thence North 86 degrees 51 minutes 51 seconds East and leaving said R.O.W. line, a distance of 180.51 feet; thence 37 degrees 58 minutes 18 seconds East, a distance of 262.47 feet; thence North 00 degrees 44 minutes 28 seconds West, a distance of 385.20 feet; thence North 86 degrees 51 minutes 51 seconds East, a distance of 278.40 feet to the beginning of a curve to the left, having a radius of 1,582.69, a central angle of 11 degrees 04 minutes 43 seconds and subtended by a chord which bears South 19 degrees 15 minutes 18 seconds East, and a chord distance of 305.55 feet; thence along the arc of said curve a distance of 306.03 feet to the point of beginning.

According to the survey of Rodney Y. Shiflett, Al. Reg. #21784, dated July 19, 2007.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PROPERTY CONVEYED TO SUPERIOR PRODUCTS CO. INC. IN INST. NO. 20070713000331010, PROBATE OFFICE SHELBY COUNTY, ALABAMA.

Commence at the NE corner of Section 36, Township 20 South, Range 1 East, Shelby County, Alabama; thence South 00 degrees 43 minutes 17 seconds East, a distance of 144.67 feet; thence South 00 degrees 44 minutes 28 seconds East, a distance of 651.98 feet to the POINT OF BEGINNING; thence continue along the last described course, a distance of 520.00 feet; thence South 86 degrees 40 minutes 34 seconds West, a distance of 364.32 feet to a point on the easterly R.O.W. line of Shelby County Highway 61, 80' R.O.W., said point also being the beginning of a curve to the left, having a radius of 1476.07, a central angle of 20 degrees 41 minutes 16 seconds and subtended by a chord which bears North 14 degrees 48 minutes 11 seconds West and a chord distance of 530.07 feet; thence along the arc of said curve and said R.O.W. line, a distance of 532.97 feet; thence North 86 degrees 40 minutes 34 seconds East and leaving said R.O.W. line, a distance of 493.24 feet to the POINT OF BEGINNING.

Situated in Shelby County, Alabama.

According to the survey of Rodney Shiflett, dated December 4, 2006.

