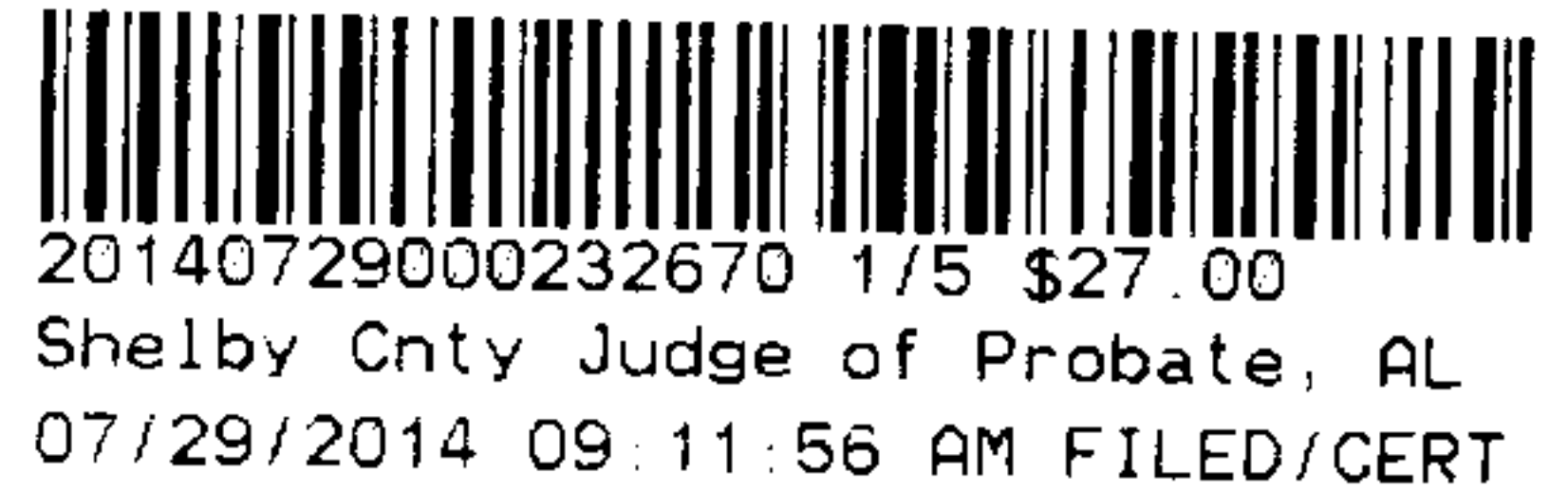


STATE OF ALABAMA)

SHELBY COUNTY)



FEE SIMPLE

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that, I (we), the undersigned grantor(s), **Oak Mountain Presbyterian Church**, an Alabama nonprofit corporation, have this day dedicated unto Shelby County, the following described property, lying and being in Shelby County, Alabama and more particularly described as follows:


See Exhibit "A" and Exhibit "B"


And as shown on the Property Plat attached hereto and made a part hereof:

To Have and To Hold, unto Shelby County, its successors and assigns in fee simple forever.

And for the consideration, aforesaid, I (we) do for myself (ourselves), for my (our) heirs, executors administrators, successors, and assigns covenant to and with Shelby County that I (we) am (are) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that I (we) have a good and lawful right to convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for advalorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that I (we) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

In witness whereof, I (we) have hereunto set my (our) hand(s) and seal this the 22nd day of May, 2014.



Roger C. Means, President


Tom B. Majors Secretary

EXHIBIT "A"

ACQUIRED RIGHT-OF-WAY "A"
LEGAL DESCRIPTION

An acquired right-of-way located in the N.W. 1/4 of the S.W. 1/4 of Section 13, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southwest corner of Section 13, Township 19 South, Range 2 West, Shelby County, Alabama (said corner also being the Northwest corner of Section 24, Township 19 South, Range 2 West); thence run South along the West line of said Section 24 a distance of 547.72 feet to a point; thence 148°59'29" to the left in a Northeasterly direction a distance of 848.14 feet to a point; thence 5°35'34" to the left in a Northeasterly direction a distance of 308.03 feet to a found rebar on the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road), said point lying on a curve to the right having a radius of 4596.72 feet and a central angle of 6°50'08"; thence in a Northeasterly direction along the arc of said curve and along the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road) a distance of 548.40 feet to a found concrete right-of-way monument, said monument being the P.T. (point of tangent) of said curve; thence tangent to said curve in a Northeasterly direction along the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road) a distance of 416.11 feet to a found concrete right-of-way monument, said monument being the point of intersection of the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road) and the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace), said point also being a corner of that property conveyed to Oak Mountain Presbyterian Church by Statutory Warranty Deed recorded in Instrument #20071121000533310 in the Probate Office of Shelby County, Alabama; thence 63°57'29" to the left in a Northwestern direction along the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace) a distance of 53.92 feet to the Point of Beginning of said Acquired Right-of-Way "A"; thence 38°52'22" to the left in a Northwestern direction a distance of 361.40 feet to a point; thence 90°00' to the right in a Northeasterly direction a distance of 10.90 feet to a point; thence 90°00' to the left in a Northwestern direction a distance of 400.00 feet to a point; thence 90°00' to the left in a Southwesterly direction a distance of 6.00 feet to a point; thence 90°00' to the right in a Northwestern direction a distance of 100.00 feet to a point; thence 90°00' to the right in a Northeasterly direction a distance of 6.00 feet to a point; thence 90°00' to the left in a Northwestern direction a distance of 45.07 feet to a point; thence 45°00' to the right in a Northwestern direction a distance of 21.21 feet to a point on the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace); thence 135°00' to the right in a Southeasterly direction along the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace) a distance of 889.34 feet to a set Walter Schoel Engineering capped rebar (CA#003); thence 38°52'22" to the right in a Southeasterly direction along the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace) a distance of 41.30 feet to the Point of Beginning.

Containing 17,830 square feet or 0.409 acre.



20140729000232670 2/5 \$27.00
Shelby Cnty Judge of Probate, AL
07/29/2014 09:11:56 AM FILED/CERT

EXHIBIT "B"

ACQUIRED RIGHT-OF-WAY "B" LEGAL DESCRIPTION

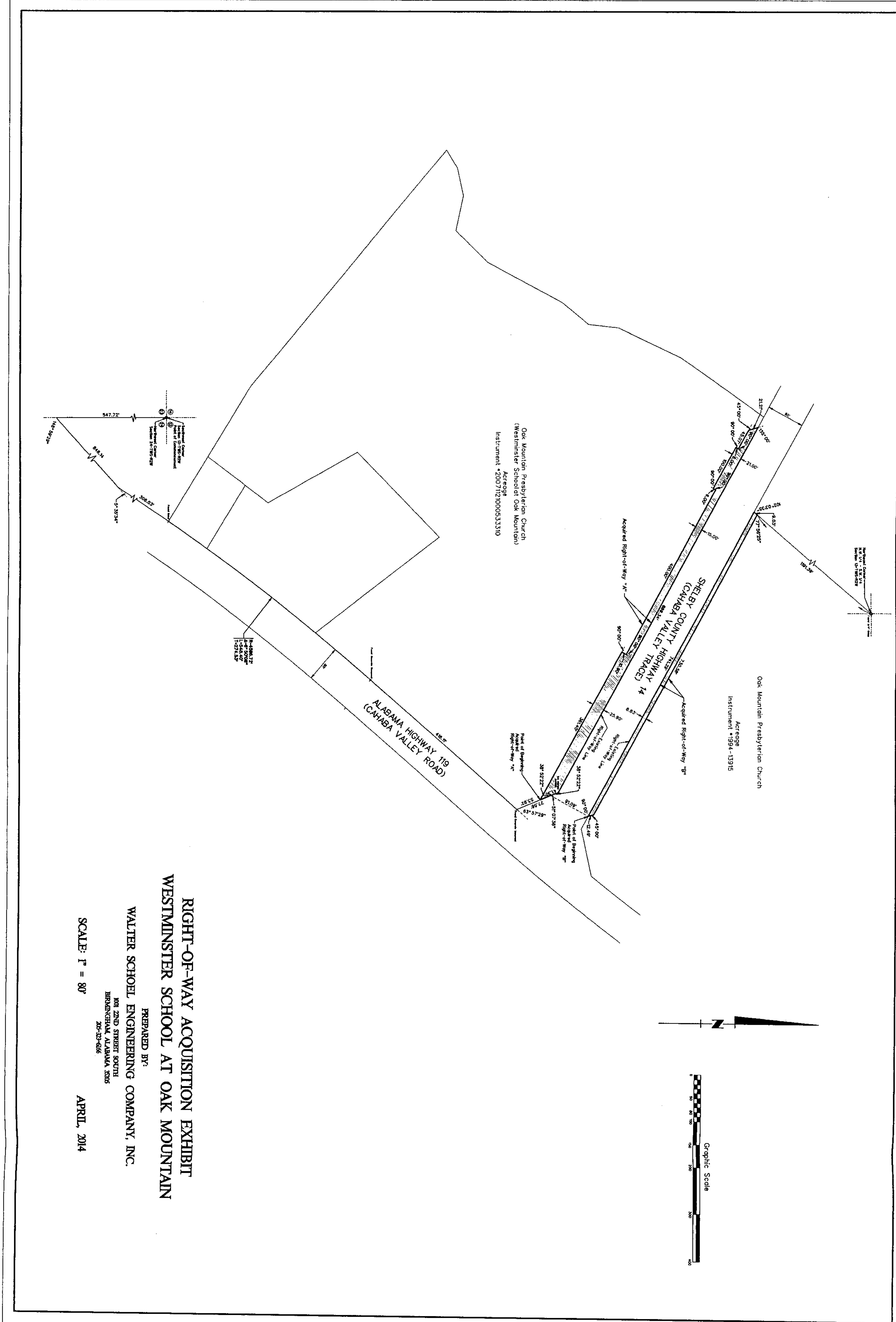
An acquired right-of-way located in the N.W. 1/4 of the S.W. 1/4 of Section 13, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southwest corner of Section 13, Township 19 South, Range 2 West, Shelby County, Alabama (said corner also being the Northwest corner of Section 24, Township 19 South, Range 2 West); thence run South along the West line of said Section 24 a distance of 547.72 feet to a point; thence $148^{\circ}59'29''$ to the left in a Northeasterly direction a distance of 848.14 feet to a point; thence $5^{\circ}35'34''$ to the left in a Northeasterly direction a distance of 308.03 feet to a found rebar on the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road), said point lying on a curve to the right having a radius of 4596.72 feet and a central angle of $6^{\circ}50'08''$; thence in a Northeasterly direction along the arc of said curve and along the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road) a distance of 548.40 feet to a found concrete right-of-way monument, said monument being the P.T. (point of tangent) of said curve; thence tangent to said curve in a Northeasterly direction along the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road) a distance of 416.11 feet to a found concrete right-of-way monument, said monument being the point of intersection of the Northwestern right-of-way line of Alabama Highway 119 (Cahaba Valley Road) and the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace), said point also being a corner of that property conveyed to Oak Mountain Presbyterian Church by Statutory Warranty Deed recorded in Instrument #20071121000533310 in the Probate Office of Shelby County, Alabama; thence $63^{\circ}57'29''$ to the left in a Northwestern direction along the Southwesterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace) a distance of 77.56 feet to a point; thence $51^{\circ}07'38''$ to the right in a Northeasterly direction a distance of 91.09 feet to a point on the Northeasterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace), said point lying on the Southwesterly line of that property conveyed to Oak Mountain Presbyterian Church by Warranty Deed recorded in Instrument #1994-13915, said point also being the Point of Beginning of said Acquired Right-of-Way "B"; thence $90^{\circ}00'$ to the left in a Northwestern direction along the Northeasterly right-of-way line of Shelby County Highway 14 (Cahaba Valley Trace) and along the Southwesterly line of said property a distance of 741.29 feet to the Westernmost corner of said property; thence $102^{\circ}03'35''$ to the right in a Northeasterly direction along the Northwestern line of said property a distance of 9.03 feet to a point; thence $77^{\circ}56'25''$ to the right in a Southeasterly direction a distance of 730.58 feet to a point; thence $45^{\circ}00'$ to the right in a Southeasterly direction a distance of 12.49 feet to the Point of Beginning.

Containing 6,498 square feet or 0.149 acre.



20140729000232670 4/5 \$27.00
Shelby Cnty Judge of Probate, AL
07/29/2014 09:11:56 AM FILED/CERT



RIGHT-OF-WAY ACQUISITION EXHIBIT
WESTMINSTER SCHOOL AT OAK MOUNTAIN

PREPARED BY:
WALTER SCHOEL ENGINEERING COMPANY, INC.
808 22ND STREET SOUTH
BIRMINGHAM, ALABAMA 35205
205-325-6166

SCALE: 1" = 80'
APRIL, 2014

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Oak Mtn Presbyterian
Mailing Address 5080 Cahaba Valley Tr
Bham, AL 35242

Grantee's Name Shelby Co. Hwy Dept.
Mailing Address _____

Property Address NA

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ 13950
or
Assessor's Market Value \$ _____

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale
☐ Sales Contract
☐ Closing Statement

☐ Appraisal
☐ Other

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 7/29/14

Print SCOTT HOLLADAY

Unattested

Sign

[Signature]

(Grantor/Grantee/Owner/Agent) circle one



20140729000232670 5/5 \$27.00
Shelby Cnty Judge of Probate, AL
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Form RT-1