

STATE OF ALABAMA )

SHELBY COUNTY )

AFFIDAVIT

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William L. Welch, who being sworn by me deposes and states on oath as follows:

My name is William L. Welch. I was one of the partners in Cedarfields Farm Partnership, an Alabama General Partnership. My brother, Lonnie B. Welch and I were the only partners in Cedarfields Farm Partnership when the Partnership terminated on December 31, 2015 in accordance with the partnership agreement.

My brother, Lonnie B. Welch a/k/a Lonnie Burton Welch, Jr., died on or about the 15<sup>th</sup> day of February, 2013. Myrtice E. Welch is his surviving spouse and Personal Representative of his estate.

This affidavit is being given in order to induce Magic City Title, as agent for Commonwealth Land Title Insurance Company, to issue its owners policy of title insurance on property described as follows:

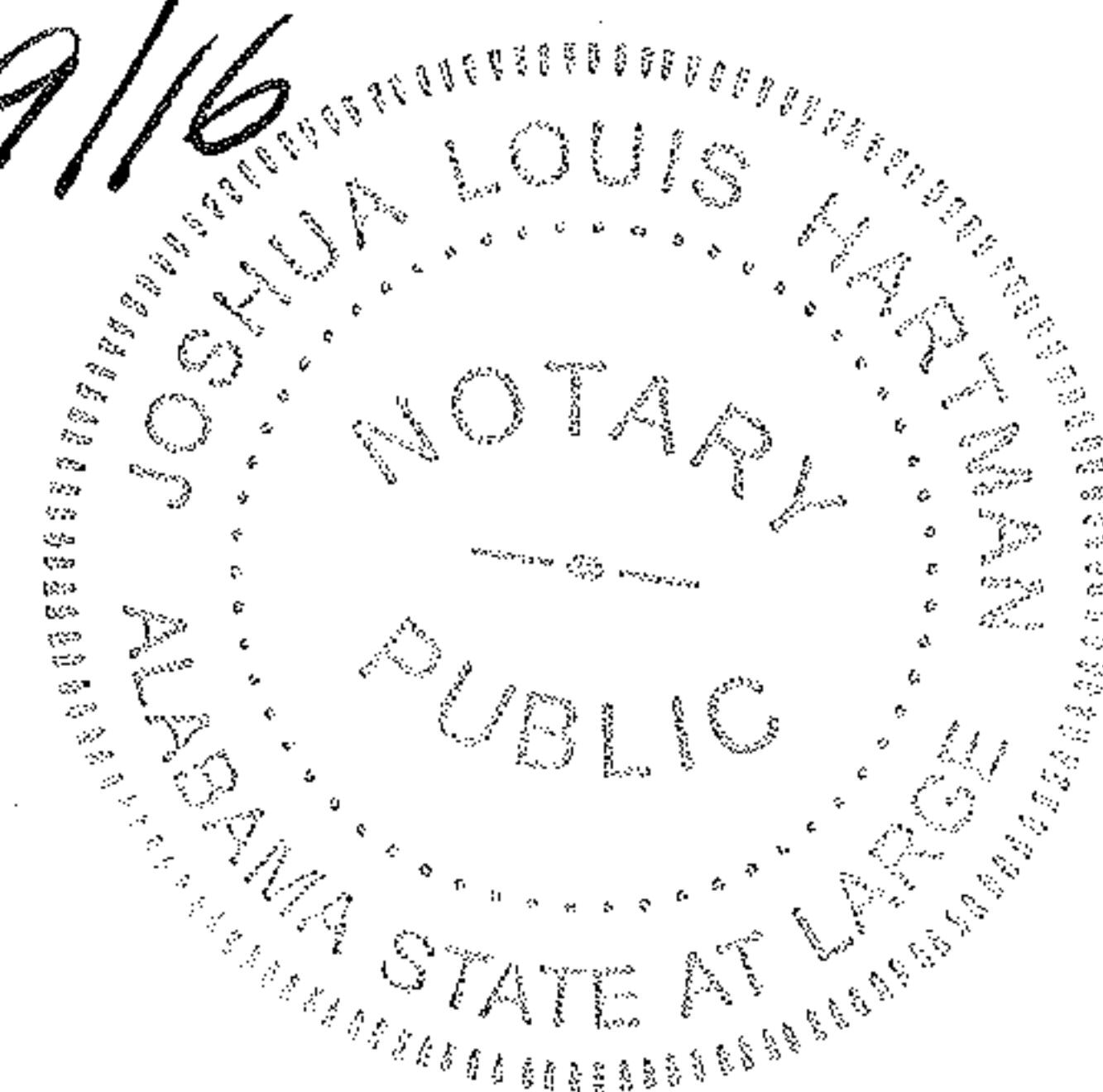
SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

  
WILLIAM L. WELCH

Sworn to and subscribed before me this the 19<sup>th</sup> day of February, 2016.

My Commission expires:

3/19/16




  
NOTARY PUBLIC

EXHIBIT "A"

LEGAL DESCRIPTION

Parcel I

A tract of land situated in the North half of Section 33, Township 21 South, Range 2 West, and the south half of Section 28, Township 21 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the SE corner of the NE  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of Section 33, Township 21 South, Range 2 West; thence run North  $88^{\circ}42'39''$  West along the South line of said  $\frac{1}{4}$   $\frac{1}{4}$  section for 1,131.67 feet to the point of beginning of the tract of land herein described; thence run North  $88^{\circ}42'39''$  West along the South line of said  $\frac{1}{4}$   $\frac{1}{4}$  section for 215.64 feet to a point on the Easterly right of way line of US Highway #31; thence run South  $19^{\circ}57'39''$  East along said road right of way for 688.25 feet; thence run North  $83^{\circ}59'51''$  East for 1,102.50 feet; thence run North  $79^{\circ}34'33''$  East for 962.14 feet; thence run North  $09^{\circ}53'39''$  West for 1,849.74 feet; thence run North  $39^{\circ}50'36''$  West for 113.20 feet; thence run North  $88^{\circ}13'01''$  West for 541.82 feet; thence run North  $88^{\circ}58'34''$  West for 566.85 feet to a point on the centerline of Camp Branch Creek; thence run along the centerline of said Camp Branch Creek the following courses; thence run South  $49^{\circ}25'36''$  West for 10.41 feet; thence run South  $79^{\circ}57'53''$  West for 70.26 feet; thence run South  $49^{\circ}52'23''$  West for 158.22 feet; thence run South  $19^{\circ}02'53''$  West for 114.01 feet; thence run South  $11^{\circ}38'15''$  East for 170.79 feet; thence run South  $01^{\circ}38'19''$  West for 153.04 feet; thence run South  $32^{\circ}29'41''$  West for 71.26 feet; thence run South  $62^{\circ}09'03''$  West for 176.27 feet; thence run South  $53^{\circ}20'48''$  West for 169.72 feet; thence run South  $46^{\circ}43'53''$  West for 197.52 feet; thence run South  $33^{\circ}21'47''$  West for 74.40 feet; thence run South  $05^{\circ}23'44''$  West for 55.39 feet; thence run South  $25^{\circ}54'18''$  West for 192.69 feet; thence run South  $17^{\circ}26'58''$  West for 77.55 feet; thence run South  $20^{\circ}34'42''$  East for 84.19 feet; thence run South  $61^{\circ}05'18''$  East for 243.82 feet; thence run South  $15^{\circ}43'02''$  East for 97.63 feet to the point of beginning.

EXHIBIT "A"

LEGAL DESCRIPTION

Parcel II

A tract of land situated in the North half of Section 33, Township 21 South, Range 2 West, Shelby County, Alabama being more particularly described as follows:

Commence at the NE corner of the NW  $\frac{1}{4}$  of Section 33, Township 21 South, Range 2 West; thence run North  $88^{\circ}42'39''$  West along the North line of said  $\frac{1}{4}$  section for 1,356.82 feet to a point on the Easterly right of way line of US Highway #31; thence run South  $19^{\circ}57'39''$  East along said road right of way for 688.25 feet; thence run South  $20^{\circ}35'23''$  East along said road right of way for 156.03 feet to the point of beginning of the tract of land herein described; thence run South  $19^{\circ}57'39''$  East along said road right of way for 92.71 feet to a curve to the right having a radius of 6,779.65 feet and a central angle of  $03^{\circ}49'58''$ ; thence run southerly along the arc and said road right of way a distance of 386.64 feet; thence run south  $16^{\circ}07'40''$  East along said road right of way for 204.90 feet to a curve to the right having a radius of 5,779.65 feet and a central angle of  $00^{\circ}46'17''$ ; thence run Southerly along the arc and said road right of way a distance of 77.81 feet; thence run North  $79^{\circ}36'31''$  East for 1,397.32 feet; thence run South  $10^{\circ}37'50''$  East for 58.00 feet; thence run North  $80^{\circ}31'08''$  East for 929.85 feet; thence run North  $07^{\circ}44'51''$  West for 699.38 feet; thence run South  $79^{\circ}34'33''$  West for 1,390.14 feet; thence run South  $83^{\circ}59'51''$  West for 622.48 feet; thence run North  $06^{\circ}00'09''$  West for 49.00 feet; thence run South  $83^{\circ}59'51''$  West for 448.45 feet to the point of beginning.

Parcel III

Commence at the NE corner of the SE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 12, Township 21 South, Range 3 West, Shelby County, Alabama and run thence westerly along the north line of said  $\frac{1}{4}$   $\frac{1}{4}$  section a distance of 526.00' to the point of beginning of the property being described; thence continue along last described course a distance of 739.27' to a point; thence run  $101^{\circ}45'09''$  left and run Southeasterly 365.27' to a point; thence turn  $1^{\circ}46'00''$  right and run 100.65' to a point; thence turn  $20^{\circ}55'00''$  right and run Southwesterly 139.23' to a point; thence turn  $202^{\circ}00'00''$  right and run 48.17' to a point; thence turn  $27^{\circ}48'00''$  right and run 63.40' to a point on the north right of way line of Highway No. 31 in a curve to the left having a central angle of  $11^{\circ}33'59''$  and a radius of 2,770.64'; thence turn  $96^{\circ}56'17''$  left to chord and run southeasterly along the chord of said curve a chord distance of 558.36' to a point; thence turn  $100^{\circ}19'47''$  left from chord and run northeasterly 274.50' to a point; thence turn  $81^{\circ}46'55''$  left and run northwesterly 218.24' to a point; thence turn  $70^{\circ}42'31''$  right and run northeasterly 359.68' to a point; thence turn  $38^{\circ}09'01''$  left and run 114.67' to a point; thence turn  $27^{\circ}27'04''$  left and run 251.50' to a point; thence turn  $26^{\circ}58'00''$  left and run northwesterly 116.87' to a point; thence turn  $17^{\circ}40'55''$  right and run northerly 172.93' to the point of beginning.



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
05/24/2016 12:08:54 PM  
\$20.00 CHERRY  
20160524000177220

A handwritten signature in black ink, appearing to read "James W. Fuhrmeister", is written over the official text.