

SEND TAX NOTICE TO:

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DEEDS 1/3

THE PREPARER OF THIS DEED HAS NEITHER BEEN REQUESTED TO NOR HAS HE CONDUCTED A TITLE SEARCH OR AN INSPECTION OF THE PROPERTY WHICH IS THE SUBJECT HEREOF NOR HAS THE PREPARER TAKEN ANY STEPS TO REVIEW OR CONFIRM THE ACCURACY OF THE LEGAL DESCRIPTION WHICH WAS FURNISHED TO HIM FOR USE IN PREPARING THIS DEED. NO REPRESENTATIONS OR WARRANTIES AS TO THE STATUS OF TITLE OR CONDITION OF THE PROPERTY HAVE BEEN MADE.

QUITCLAIM DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW BY ALL MEN THESE PRESENTS:


That in consideration of 0.00 the amount of which can be verified by the Tax Assessors to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **WILLIAM DENNIS SCHILLING, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF NANCY SCHILLING AKA NANCY BONNER SCHILLING, DECEASED PROBATE CASE NO. 00210073, JEFFERSON COUNTY ALABAMA** (herein referred to as grantor, whether one or more), hereby remises, releases, quitclaims, grants, sells, and conveys to **OXMOOR LAND, LLC** (herein referred to as grantees), the following described real estate, situated in **SHELBY** County, Alabama, to wit:

EXHIBIT A

Subject to easements, restrictions, rights-of-way, setbacklines, covenants, agreements, and mineral/mining rights of record, if any.

To Have and To Hold to unto said Grantee, its successors and/or assigns.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 30th day of October, 2018



WILLIAM DENNIS SCHILLING, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF NANCY SCHILLING AKA NANCY BONNER SCHILLING, DECEASED PROBATE CASE NO. 00210073, JEFFERSON COUNTY ALABAMA

STATE OF Alabama

Jefferson County

SS:

I, Pamela K. Hurst

a Notary

Public in and for said county in said state, hereby certify that, **WILLIAM DENNIS SCHILLING, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF NANCY SCHILLING AKA NANCY BONNER SCHILLING, DECEASED PROBATE CASE NO. 00210073, JEFFERSON COUNTY ALABAMA** whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he in his capacity as Personal Representative executed the same voluntarily and with full authority on behalf of the Company.

WITNESS my hand and official seal in the county and state aforesaid this the 30th day of October, 2018.

My Commission Expires: 12-4-2021

Pamela K. Hurst

Notary Public

(S E A L)

This instrument was prepared by:

Jack R. Thompson, Jr., Esq.

The Law Office of Jack R. Thompson, Jr., LLC

3500 Colonnade Parkway, Ste 350

Birmingham, AL 35243

(205) 443-9027

EXHIBIT A

I, Allen McCreless, a licensed surveyor in the State of Alabama do hereby state that the hereon is a plat of 45.72 acres of land located in the SE ¼ of the NE ¼ of the SW ¼ of the NE ¼ of Section 33, Township 19 South, Range 1 West and being the same property as recorded in Plat Book 331 page 472 in the Probate Office of Shelby County and being more particularly described as follows: beginning at an "x" chiseled in a rockpile at the northwest corner of the SE ¼ of the NE ¼ of Section 33, Township 19 South, Range 1 West and being the southwest corner of Lot 305 of Yellowleaf Ridge Estates 3rd sector, thence N 88°15'44" E along the south line of said Lot 305 for 268.75' to a 1/2" rebar found on the west right-of-way of Pin Oak Drive, thence N 88°29'13" E for 60.21' to an iron pin found on the east right-of-way of Pin Oak Drive, being the southwest corner of Lot 306 of Yellowleaf Ridge 3rd sector, thence N 88°06'23" E for 181.28' to an iron pin found at the southwest corner of Lot 217 of Yellowleaf Ridge 2nd sector, thence N 88°14'09" E for 129.92' to an iron pin found, thence N 88°11'30" E for 192.68' to an iron pin found, thence N 88°11'58" E for 271.81' to an iron pin found at the southwest corner of Lot 205A of the resubdivision of Yellowleaf Ridge 2nd Sector, thence N 86°48'51" E for 253.43' to an iron pin found, thence S 00°53'44" E along the west line of Yellowleaf Ridge Estates 2nd Sector for 722.78' to an iron pin found at the southwest corner of Lot 29 of Yellowleaf Ridge Estates, thence S 00°49'26" E for 114.37' to an iron pin found at the southwest corner of Lot 30 of Yellowleaf Ridge Estates, thence S 05°40'31" W for 85.96' to a 3/4" pinchtap pipe found, thence S 02°24'16" E for 389.85' to a 3/4" pinchtap pipe found, thence S 88°34'18" W for 400.46' to a 1/2" rebar found, thence S 88°29'06" W for 264.93' to a 1/2" rebar found, thence S 88°29'37" W for 405.12' to a 5/8" rebar found at a fence corner, thence S 86°38'59" W for 298.50' to a tall pipe found, thence S 86°56'40" W for 165.01' to an iron pin set, thence N 00°26'14" W for 1316.99' to an iron pin set, thence N 89°47'55" E for 165.00' to the point of beginning hereby state that all parts of this survey and drawing have been completed in accordance with the current requirements for the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief.

According to my survey of May 11, 2018.

Allen McCreless, RLS
AL Reg. No. 30815



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/30/2018 03:56:50 PM
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Allen S. Bayl