

This Instrument Prepared By:
James F. Burford, III
Attorney at Law
1318 Alford Avenue Suite 101
Birmingham, Alabama 35226

Send Tax Notice To: **20201229000597820**
12/29/2020 03:47:02 PM
DEEDS 1/17

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Three Hundred Thirty-Five Thousand and 00/100 Dollars (~~\$335,000.00~~), the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, Albert L. Scott, Jr., a married man, whose mailing address is 260 Chastain Commons, Atlanta, GA 30342 (herein referred to as Grantor, whether one or more), does hereby grant, bargain, sell and convey unto Wesley Guy, an undivided 50% interest, whose mailing address is 518 Nattie Circle, Sylacauga, AL, 35151 and Warren Pratt Williams, Jr., an undivided 50% interest whose mailing address is 437 Savannah Cove, Calera, AL, 35040 (herein referred to as Grantee, whether one or more) the following described Property, situated in Shelby County, Alabama, as described in Shelby County Revenue Office Parcel No's 27-6-14-0-000-003.000, 27-5-15-0-000-001.000 and 27-2-10-0-000-006.000 to-wit:

See Attached Exhibit A attached hereto

The Property is a "Resulting Parcel" as that term is defined in DECLARATION OF EASEMENTS recorded in Instrument No. 20201208000561540 Probate Office of Shelby County, Alabama (the Declaration). Accordingly, this conveyance also conveys and is subject to the rights and obligations and Easements 1 and 2 as set forth in the Declaration and is subject to and together with the matters contained in Exhibit B attached to deed recorded in Instrument No. 2020050800018110 Probate Office of Shelby County, Alabama.

This conveyance is also subject to (1) Taxes due in the year 2021 and thereafter; (2) Mineral and mining rights not owned by the Grantor; (3) Less and except any part of subject property lying within any road right-of-way.

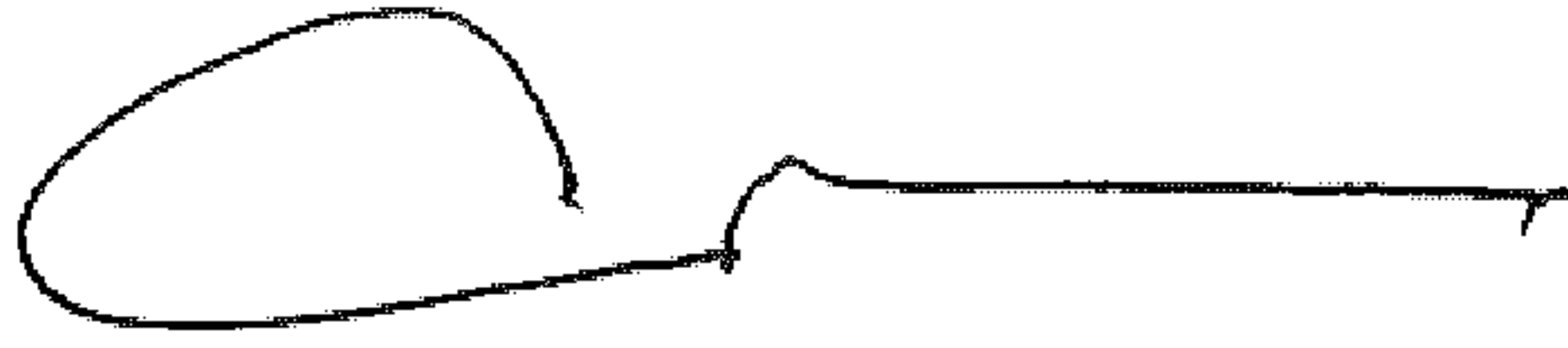
The property conveyed herein is not the homestead of the Grantor or his spouse.

\$315,000.00 of the consideration recited herein was derived from a mortgage loan closed simultaneously with delivery of this deed.

TO HAVE AND TO HOLD to the said Grantees, their heirs, successors and assigns forever.

Grantor makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that Grantor has neither permitted nor suffered any lien, encumbrances or adverse claim to the property described herein since the date of the acquisition thereof by Grantor.

SIGNATURE AND ACKNOWLEDGEMENT APPEARS ON THE FOLLOWING PAGE

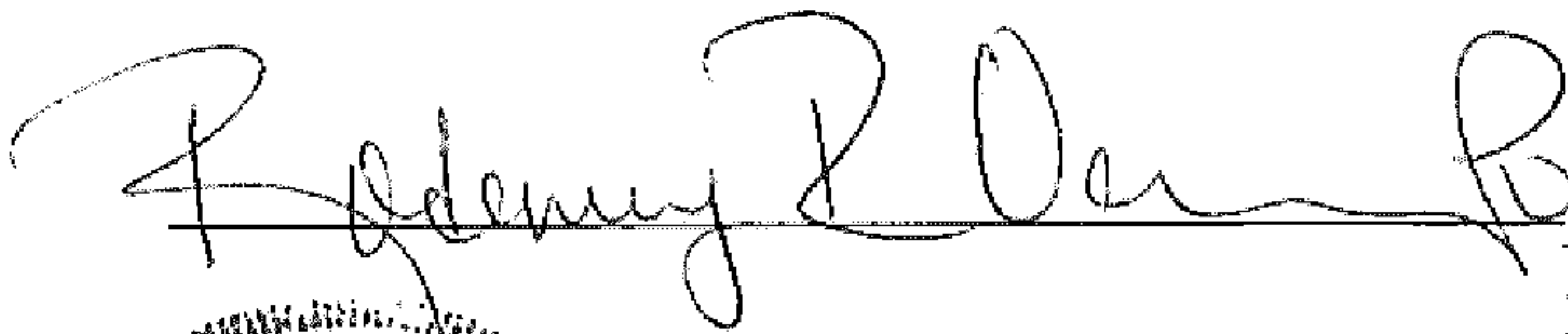


Albert L. Scott, Jr

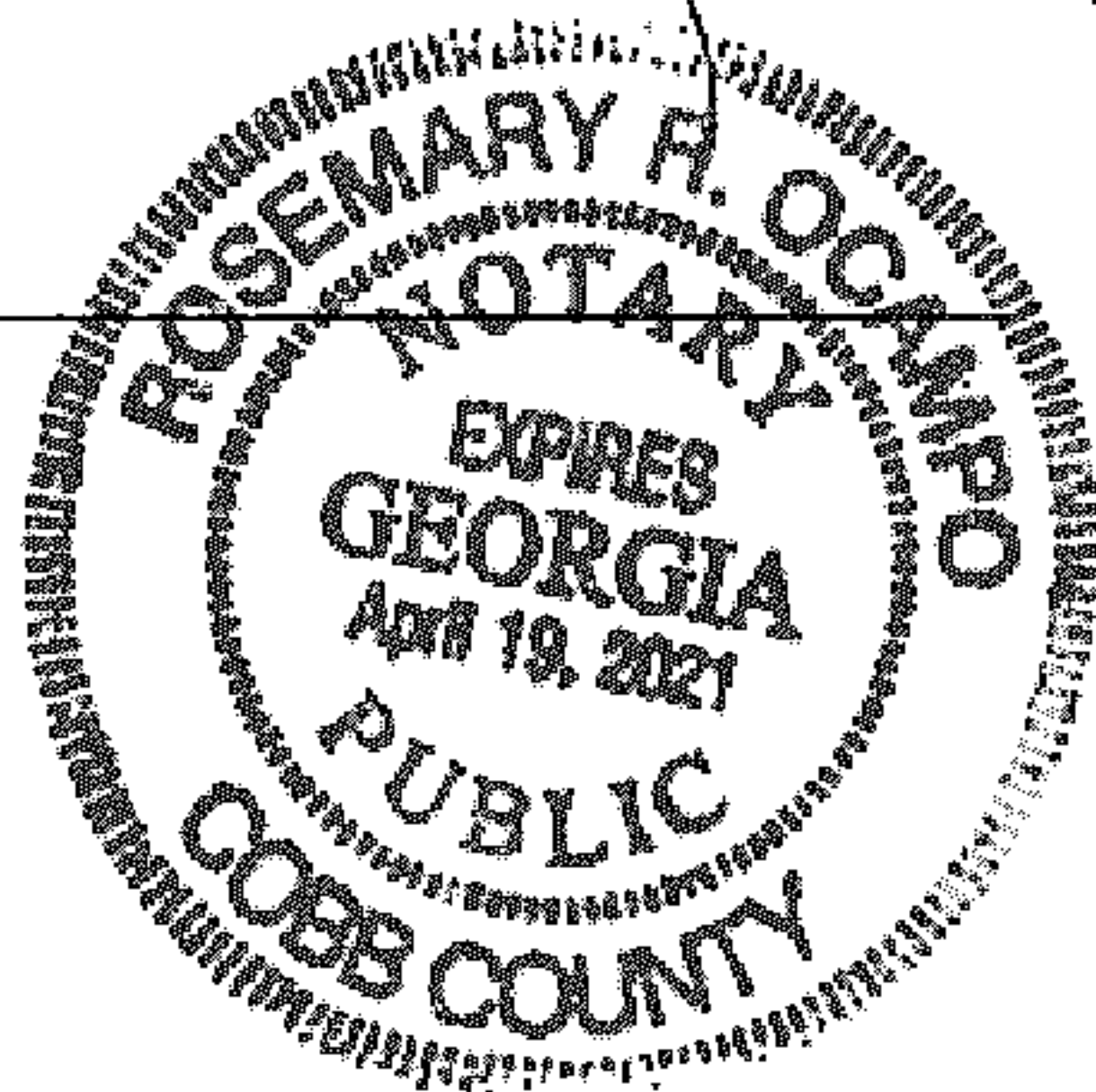
STATE OF *Georgia*)
Fulton COUNTY)

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

Given under my hand and official seal this 7th day of December, 2020.



Notary Public
My Commission Exp.



~~SCHEDULE A~~

(continued)

EXHIBIT 'A' Scott to Guy & WILLIAMS

LEGAL DESCRIPTION

Parcel II

Commence at the SE Corner of the SE 1/4 of the NE 1/4 of Section 14, Township 22 South, Range 3 West, Shelby County, Alabama; thence N88°14'45"W for a distance of 1399.86'; thence N00°15'38"E a distance of 370.00' to the Point of Beginning; thence N07°07'11"W a distance of 1462.36'; thence S86°07'34"W a distance of 20.48', to a curve to the right, having a radius of 192.52', subtended by a chord bearing N54°03'26"W, and a chord distance of 246.55'; thence along the arc of said curve for a distance of 267.57' to a reverse curve to the left, having a radius of 321.68', subtended by a chord bearing N26°05'01"W, and a chord distance of 119.72'; thence along the arc of said curve for a distance of 120.58'; thence N37°55'35"W a distance of 328.03'; thence N 52°04'25"E a distance of 60.00'; thence S37°55'35"E a distance of 328.03' to a curve to the right, having a radius of 351.68', subtended by a chord bearing S26°05'01"E, and a chord distance of 144.35'; thence along the arc of said curve for a distance of 145.38' to a reverse curve to the left, having a radius of 132.52', subtended by a chord bearing S54°03'26"E, and a chord distance of 69.71'; thence along the arc of said curve for a distance of 184.18'; thence N86°07'34"E a distance of 168.51' to a curve to the right, having a radius of 624.03', subtended by a chord bearing S83°56'59"E, and a chord distance of 215.09'; thence along the arc of said curve for a distance of 216.17' to a reverse curve to the left, having a radius of 251.74', subtended by a chord bearing S85°04'02"E, and a chord distance of 96.43'; thence along the arc of said curve for a distance of 97.03'; thence N83°53'28"E a distance of 583.02' to a curve to the right, having a radius of 871.83', subtended by a chord bearing S82°15'14"E, and a chord distance of 417.55'; thence along the arc of said curve for a distance of 421.64'; thence S 00°38'12"E a distance of 1201.70'; thence S77°03'01"W a distance of 1312.54' to the Point of Beginning.

SUBJECT TO AND TOGETHER WITH an 80' Private Road and Access Easement, as recorded in Inst.#20200508000181100, in the Office of the Judge of Probate of Shelby County, Alabama.

Also, together with and subject to Declaration of Easements recorded in Inst. No. 20201208000561540, in the Office of the Judge of Probate, Shelby County, Alabama.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Commonwealth Land Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; and Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

81C165B

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

Grantor's Name Albert L. Scott, Jr.
Mailing Address 260 Chastain Commons
Atlanta, GA 30342

Grantee's Name Wesley Guy and Warren Pratt Williams, Jr.
Mailing Address 437 Savannah Cove
Calera, AL 35040

Property Address Not yet assigned
Montevallo, AL

Date of Sale 12-15-2020
Total Purchase Price \$ 335,000.00

or
Actual Value \$

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.

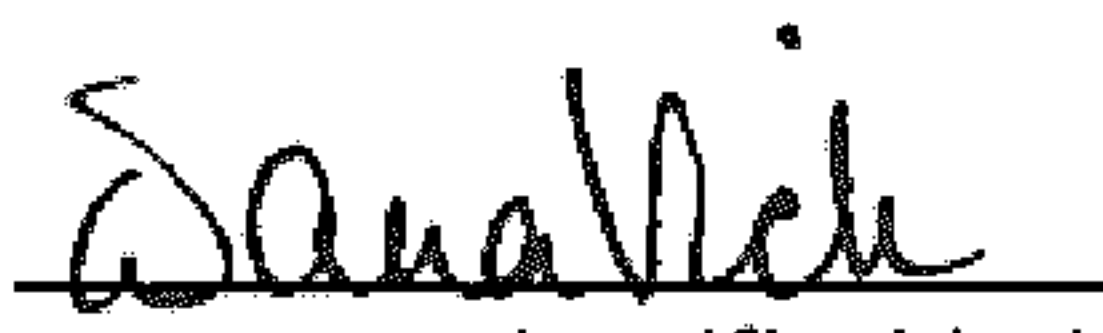
If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be 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 12-15-2020

Print J. Van Wilkins

☐ Unattested


(verified by)

Sign



(Grantor/Grantee/Owner/Agent) circle one

20201208000561540

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ESMTAROW 1/13

STATE OF ALABAMA)
 SHELBY COUNTY)

DECLARATION OF EASEMENTS

Albert L. Scott, Jr. (Al) , a married man, is the owner of all that real property located in Shelby County, Alabama more particularly described on Exhibit Z and Exhibit Z-1 attached hereto and incorporated by reference herein (Scott Property). The Scott Property is not the homestead of Al or his spouse.

I. Al intends to divide the Scott Property into parcels for resale (the Resulting Parcels) and desires to establish nonexclusive easements to benefit and encumber the Scott Property for vehicular and pedestrian ingress and egress and for drainage and utilities (above or underground). Accordingly, Al does hereby grant, bargain, sell, convey, declare and establish the following non exclusive Easements 1 and 2 (non-personal) across the Scott Property to Al, his heirs, successors and assigns (unless limited) of the Scott Property which are intended to be perpetual and run with the land.

A. EASEMENT 1. Easement 1 is described on Exhibit A attached hereto and incorporated by reference herein. Easement 1 is subject to those matters described on Exhibit A-1 attached hereto and incorporated by reference herein which matters include, but are not limited to the right of an owner of the Servient or Dominant estates in Easement 1 to convert Easement 1 to a public roadway. The southwesterly access from Easement 1 as shown on the attached Exhibit B-2 can be at any location so long as such access is not less than 170 feet southeasterly of the northwesterly line of Easement 1 notwithstanding the depiction of such access on Exhibit B-2.

B. EASEMENT 2. Easement 2 is described on Exhibit B attached hereto and incorporated by reference herein. Easement 2 is not intended to benefit that real property previously sold to Fred J. Molz IV and Laura A. Molz as set forth in deed recorded in Instrument No. 20200508000181100 in the Office of the Judge of Probate of Shelby County, Alabama.

II. ROADWAYS: Any owner of a Resulting Parcel which includes Easement 2 or who is benefitted by Easement 2 shall be entitled to construct a road, at their expense, on Easement 2 to access their Resulting Parcel, except as may be limited in any conveyance from Al to an owner of a Resulting Parcel. No owner of a Resulting Parcel can be forced to pay for costs of any road unless they agree. The road constructed in Easement 2 must be at least 22' in width with a minimum of a four foot shoulders on each side of road and ditches on each side of roadway for drainage. Drainage pipe must be installed where needed. The road must be compacted to a 95 % compaction rate and constructed according to the Road Profile attached hereto as Exhibit C. The surface of any roadway constructed will require a minimum of a layer of stone on top of the subgrade. If there is any question concerning the construction of road(s) the parties will agree to hire Jeremy Taylor, P.E. Birmingham, Alabama (or in his absence, a qualified professional engineer) to inspect the roadway and render an opinion as to proper road construction. The fee of the P.E. will be divided equally between the owners involved in the dispute. Any owner who has built a road shall comply with the decision of the P.E. at such owners expense.

III. MAINTENANCE. Unless the use of Easement 2 is limited in the conveyance of a Resulting Parcel, in the event any constructed roadway is located on a Resulting Parcel or benefits and runs to a Resulting Parcel, the owners of such Resulting Parcels shall share in maintenance of such

20201229000597820 12/29/2020 03:47:02 PM DEEDS 6/17

20201208000561540 12/08/2020 03:11:38 PM ESMTAROW

roadway in percentages wherein ²/₁₃ the numerator is the number of acres in each Resulting Parcel and the denominator is the number of acres in all Resulting Parcels benefited by Easement 2.

IV. DAMAGE. If any owner along any constructed portion of the road or their invitees damage the road in any way they are responsible to repair the road as soon as possible but no longer than ten days from notice of damage from any owner within the Scott Property. Any notice of damage will be delivered to owner in writing. If the damage is not repaired timely the owner who filed the claim for damage can record a lien against the owner who is responsible for damage to the road. The lien will be recorded in Shelby County, Alabama and an action may be brought in the appropriate court in Shelby county to enforce the lien for the cost of repairing the road together with costs and attorney fees.

V. Al, at his expense shall construct a double wooden gate 14 feet in length across the westerly end of Easement 2 within 30 days of the first sale of a Resulting Parcel.

VI. FORMATION OF ASSOCIATION. If unanimously agreed to by all owners of Resulting Parcels benefited by Easement 2 an association may be formed for the maintenance of the roads constructed. This association is intended to be the same association referred to in Exhibit A-1, paragraph D attached hereto.

VII. Al, or his heirs (so long as they own a portion of the Scott Property) shall be entitled to grant the Easements on a non exclusive basis to the future owners of the Resulting Parcels

TO HAVE AND TO HOLD unto Albert L. Scott Jr. his heirs, successors and assigns (except as limited) forever.

Done this 7 day of December, 2020.

SIGNATURE AND ACKNOWLEDEMENT APPEAR ON THE FOLLOWING PAGE

20201229000597820 12/29/2020 03:47:02 PM DEEDS 7/17

20201208000561540 12/08/2020 03:11:38 PM ESMTAROW

3/13
SIGNATURE PAGE DECLARATION OF EASEMENTS

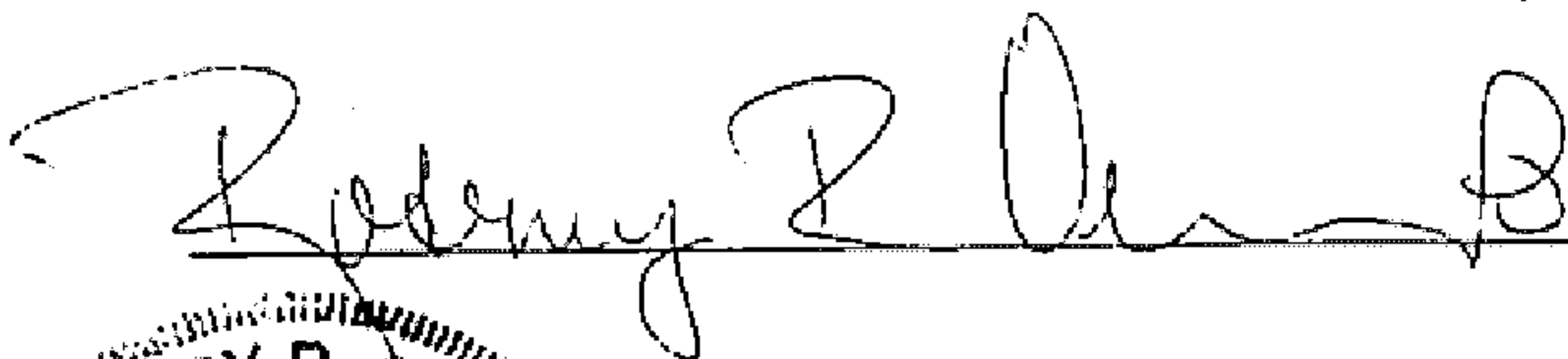


Albert L. Scott, Jr

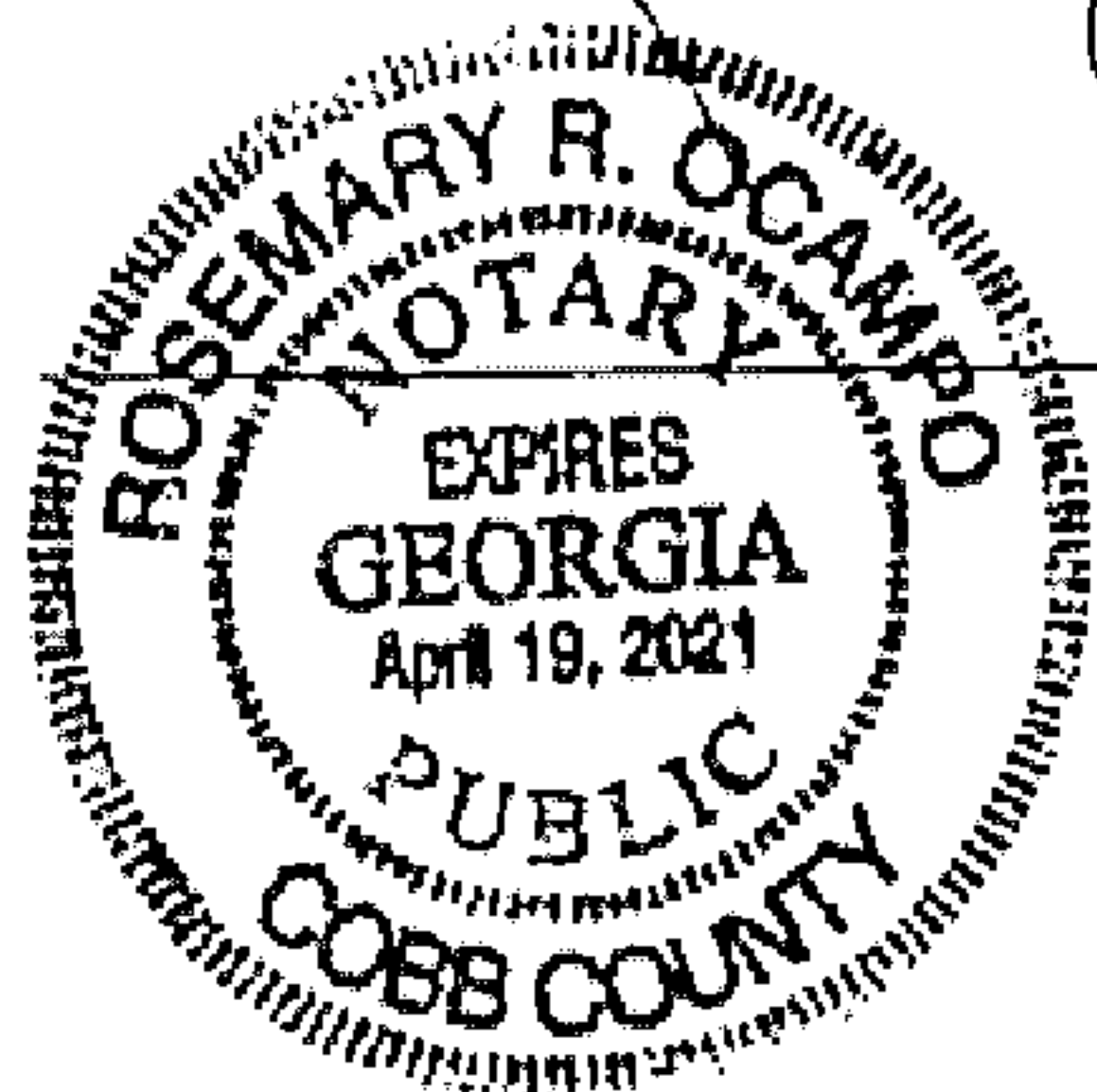
STATE OF *Georgia*,
Fulton COUNTY)

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

Given under my hand and official seal this 7th day of December, 2020.



Notary Public
My Commission Exp.



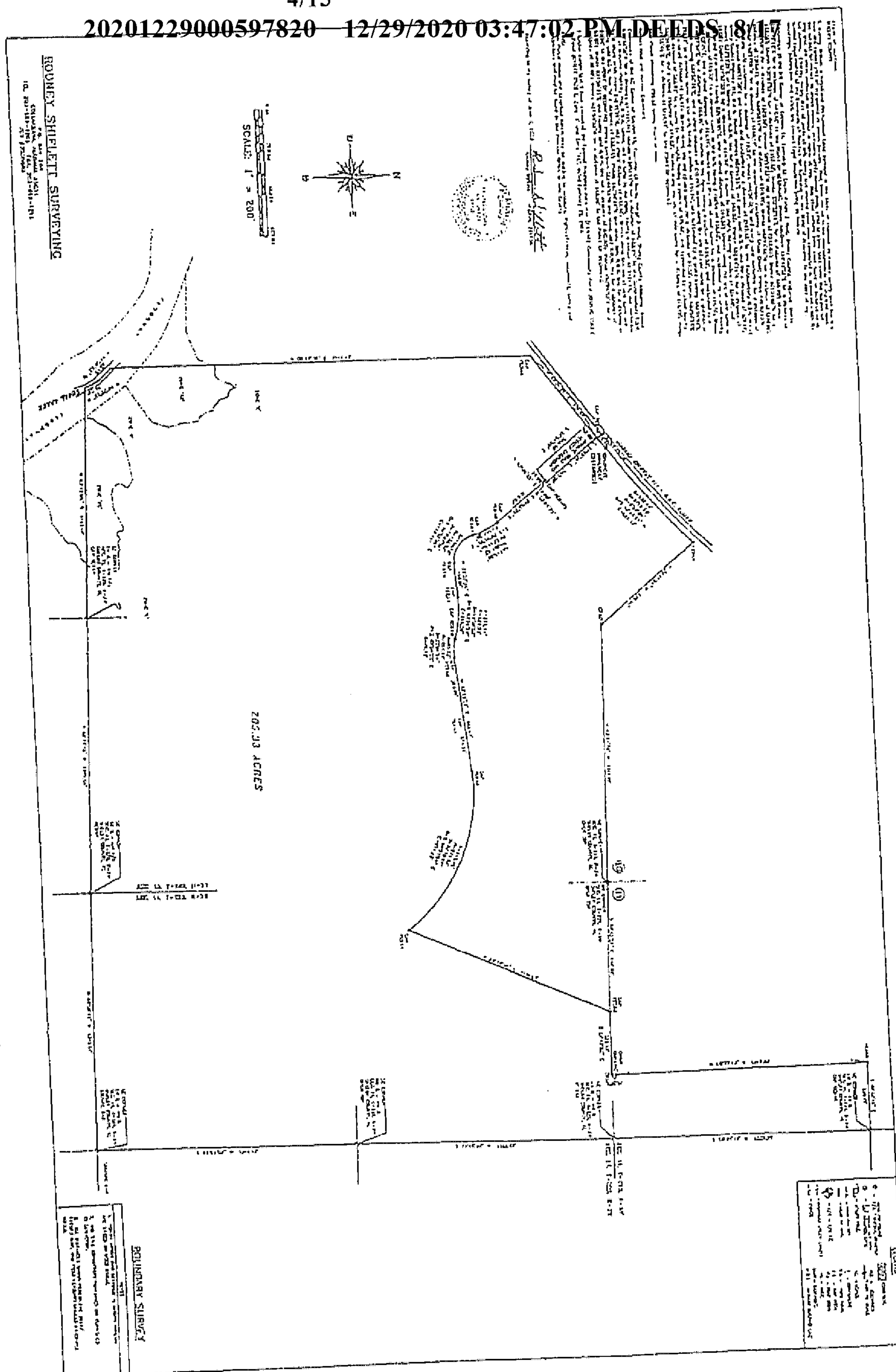


Exhibit 2

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5/13

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12/29/2020 03:47:02 PM DEEDS 9/17

EXHIBIT L-1

LEGAL DESCRIPTION OF THE SOUTHERN PROPERTY

STATE OF ALABAMA
SHELBY COUNTY

I, Rodney Shiflett, a Registered Professional Land Surveyor in the State of Alabama do hereby certify that this is a true and correct plot of my survey as shown hereon. That there are no visible encroachments of any kind upon the subject lot except as shown hereon, excluding utility service lines, wires or pipes that serve the subject lot only that are within dedicated easements or rights of way. That steel corners have been found or installed at all lot corners. I hereby certify that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief, the correct legal description being as follows:

Commence at the NW Corner of Section 14, Township 22 South, Range 3 West, Shelby County, Alabama; thence S88°43'52"E for a distance of 662.52' to the POINT OF BEGINNING; thence continue S88°43'52"E for a distance of 322.56'; thence N00°27'13"W for a distance of 1317.52'; thence S89°22'16"E for a distance of 350.90'; thence S00°27'16"W for a distance of 1320.59'; thence S01°10'33"W for a distance of 1322.02'; thence S01°01'02"W for a distance of 1316.62'; thence N88°50'11"W for a distance of 1313.81'; thence N88°14'45"W for a distance of 1399.86'; thence N88°17'06"W for a distance of 1236.59'; thence N00°15'38"E for a distance of 2279.19' to the Southeasterly R.O.W. line of Shelby County Highway 119, R.O.W. Varies; thence N52°04'25"E and along said R.O.W. line for a distance of 529.97'; thence S37°55'35"E and leaving said R.O.W. line for a distance of 340.00'; thence S52°04'25"W for a distance of 10.00'; thence S37°55'35"E for a distance of 328.03' to a curve to the right, having a radius of 351.68', and subtended by a chord bearing S26°05'01"E, and a chord distance of 144.35'; thence along the arc of said curve for a distance of 145.38' to a reverse curve to the left, having a radius of 132.52', and subtended by a chord bearing S54°03'26"E, and a chord distance of 169.71'; thence along the arc of said curve for a distance of 184.18'; thence N88°07'34"E for a distance of 168.51' to a curve to the right, having a radius of 624.03', and subtended by a chord bearing S83°56'59"E, and a chord distance of 215.09'; thence along the arc of said curve for a distance of 216.17' to a reverse curve to the left, having a radius of 251.74', and subtended by a chord bearing S85°04'02"E, and a chord distance of 96.43'; thence along the arc of said curve for a distance of 97.03'; thence N83°53'28"E for a distance of 583.02' to a curve to the right, having a radius of 871.83', and subtended by a chord bearing S66°01'04"E, and a chord distance of 874.23'; thence along the arc of said curve for a distance of 915.75'; thence N24°16'44"E for a distance of 1114.57' to the POINT OF BEGINNING.

Said Parcel containing 205.49 acres, more or less.

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6/13

20201229000597820 12/29/2020 03:47:02 PM DEEDS 10/17

EXHIBIT A
EASEMENT 1

EASEMENT 2

[REDACTED] is legally described as follows; Commence at the NE Corner of Section 15, Township 22 South, Range 3 West, Shelby County, Alabama; thence N88°44'10"W for a distance of 1317.71'; thence N39°11'51"W for a distance of 525.94' to the Southeasterly R.O.W. line of Alabama Highway 119, R.O.W. varies, and a curve to the right, having a radius of 5779.69, and subtended by a chord which bears S48°51'21"W, and a chord distance of 652.10'; thence along the arc of said curve and along said R.O.W. line for a distance of 652.44'; thence S52°04'25"W and along said R.O.W. line for a distance of 65.96' to the POINT OF BEGINNING; thence continue S52°04'25"W and along said R.O.W. line for a distance of 80.00'; thence S37°55'35"E and leaving said R.O.W. line for a distance of 340.00'; thence N52°04'25"E for a distance of 80.00'; thence N37°55'35"W for a distance of 340.00' to the POINT OF BEGINNING.

20201229000597820 12/29/2020 03:47:02 PM DEEDS 11/17

EXHIBIT A-1
NON EXCLUSIVE EASEMENT

The Easement referred to on Exhibit A is legally described as follows; Commence at the NE Corner of Section 15, Township 22 South, Range 3 West, Shelby County, Alabama; thence N88°44'10"W for a distance of 1317.71'; thence N39°11'51"W for a distance of 625.94' to the Southeasterly R.O.W. line of Alabama Highway 119, R.O.W. varies, and a curve to the right, having a radius of 5779.69, and subtended by a chord which bears S48°51'21"W, and a chord distance of 652.10'; thence along the arc of said curve and along said R.O.W. line for a distance of 652.44'; thence S52°04'25"W and along said R.O.W. line for a distance of 65.96' to the POINT OF BEGINNING; thence continue S52°04'25"W and along said R.O.W. line for a distance of 80.00'; thence S37°55'35"E and leaving said R.O.W. line for a distance of 340.00'; thence N52°04'25"E for a distance of 80.00'; thence N37°55'35"W for a distance of 340.00' to the POINT OF BEGINNING.

Grantor owns an undivided interest in the certain real property described on the attached Exhibit B-1 (the Servient Estate). The Easement is located on a portion of the Servient Estate. Grantor reserves the perpetual right to use the Easement for vehicular and pedestrian ingress and egress and for utilities and such right may be conveyed to any subsequent owner of any portion of the Servient Estate

There may be three access points on the Easement where roads can be constructed running off the Easement as shown on Exhibit B-2 attached hereto. Furthermore, in the future, the Easement and the now existing road from Highway 119 can be utilized by any owner of the Property conveyed in this deed, and their heirs, successors or assigns or any owner of the Servient Estate and their heirs, successors or assigns desiring to make improvements in the Easement to upgrade the now existing road and the cost will be borne by the party proposing the improvements. Collectively herein, any owner of the Property conveyed in this deed, and their heirs, successors or assigns or any owner of the Servient Estate and their heirs, successors or assigns are referred to as a Party or Parties.

- A. At the present time the existing gate will remain on the now existing road located approximately 60' off Highway 119 as shown on Exhibit B-2 and the Parties will agree to locking method for ease of access.
- B. Any of the Parties who have use of the Easement can make improvements to the now existing road at any time in order to handle residential traffic and the costs thereof shall be the responsibility of the Party making such improvements. All Parties shall share the maintenance of any such improvements in an amount equaling a fraction wherein the numerator is 1 and the denominator is the number of Parties.. Any cost associated with damage to the roadway caused by a Party to this agreement or persons using the road with permission by a Party, will be the responsibility of the Party who caused the damage to the road.
- C. It is anticipated in the future that the Easement might be used for upgrading the road to a public roadway and in this case the Party initiating the change will be responsible for the engineering and road costs. If a public road is constructed in the easement the work shall be completed within 90 days from the beginning of work in the Easement and shall not adversely interfere with the access to the property of any Party. Any public road improvements must be approved by the municipality and ALDOT.
- D. The Grantor or their heirs, successors and assign retain the right to organize an owners association for the Easement and the Easement may be deeded to the owners association subject to the rights of Grantees herein.

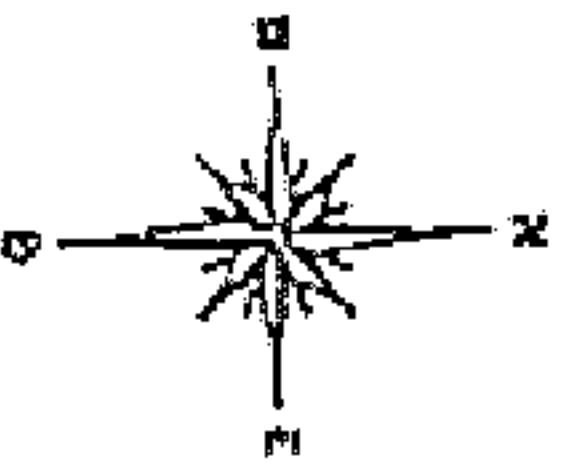
Exhibit B-1
Attachment to

20201229000597820

12/29/2020 03

RODNEY SHIPLETT SURVEYING
P.O. BOX 754
DRIVEWAY, ALBERTA, CANADA
T0L 2S0-437-1173
225770204

PA 901 124
CITYVIEW, APOWEE, 55031
TEL 263-433-1527 FAX 263-418-1113
JOS / 724564



2/2
not working at home & I'm
P. 11.11.11
Sally Smith on the line

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1987, and the following year published 1988, and a third volume in 1989. The first volume, published in 1987, was the first of a series of three volumes, published in 1987, 1988, and 1989. The second volume, published in 1988, was the second of a series of three volumes, published in 1987, 1988, and 1989. The third volume, published in 1989, was the third of a series of three volumes, published in 1987, 1988, and 1989. The fourth volume, published in 1990, was the fourth of a series of four volumes, published in 1987, 1988, 1989, and 1990. The fifth volume, published in 1991, was the fifth of a series of five volumes, published in 1987, 1988, 1989, 1990, and 1991. The sixth volume, published in 1992, was the sixth of a series of six volumes, published in 1987, 1988, 1989, 1990, 1991, and 1992. The seventh volume, published in 1993, was the seventh of a series of seven volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, and 1993. The eighth volume, published in 1994, was the eighth of a series of eight volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, and 1994. The ninth volume, published in 1995, was the ninth of a series of nine volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, and 1995. The tenth volume, published in 1996, was the tenth of a series of ten volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, and 1996. The eleventh volume, published in 1997, was the eleventh of a series of eleven volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, and 1997. The twelfth volume, published in 1998, was the twelfth of a series of twelve volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, and 1998. The thirteenth volume, published in 1999, was the thirteenth of a series of thirteen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, and 1999. The fourteenth volume, published in 2000, was the fourteenth of a series of fourteen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, and 2000. The fifteenth volume, published in 2001, was the fifteenth of a series of fifteen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, and 2001. The sixteenth volume, published in 2002, was the sixteenth of a series of sixteen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, and 2002. The seventeenth volume, published in 2003, was the seventeenth of a series of seventeen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, and 2003. The eighteenth volume, published in 2004, was the eighteenth of a series of eighteen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, and 2004. The nineteenth volume, published in 2005, was the nineteenth of a series of nineteen volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, and 2005. The twentieth volume, published in 2006, was the twentieth of a series of twenty volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, and 2006. The twenty-first volume, published in 2007, was the twenty-first of a series of twenty-one volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, and 2007. The twenty-second volume, published in 2008, was the twenty-second of a series of twenty-two volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, and 2008. The twenty-third volume, published in 2009, was the twenty-third of a series of twenty-three volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, and 2009. The twenty-fourth volume, published in 2010, was the twenty-fourth of a series of twenty-four volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, and 2010. The twenty-fifth volume, published in 2011, was the twenty-fifth of a series of twenty-five volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, and 2011. The twenty-sixth volume, published in 2012, was the twenty-sixth of a series of twenty-six volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, and 2012. The twenty-seventh volume, published in 2013, was the twenty-seventh of a series of twenty-seven volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, and 2013. The twenty-eighth volume, published in 2014, was the twenty-eighth of a series of twenty-eight volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, and 2014. The twenty-ninth volume, published in 2015, was the twenty-ninth of a series of twenty-nine volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, and 2015. The thirtieth volume, published in 2016, was the thirtieth of a series of thirty volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, and 2016. The thirty-first volume, published in 2017, was the thirty-first of a series of thirty-one volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, and 2017. The thirty-second volume, published in 2018, was the thirty-second of a series of thirty-two volumes, published in 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, and 2018. The thirty-third volume, published in 2019, was

On January 14, 1964, the following information was received from the U.S. Customs Service, New York City, New York, regarding the above-named vessel:

and the following day he was taken to the hospital.

7. **INTEREST** shall be paid by the party owing a sum of money, at the rate of 12% per annum, on the amount due, from the date when the same became due until the date of payment thereof.

[illegible][illegible][illegible]

and the Bureau of Land Management. The Bureau of Land Management is the lead agency for the project. The Bureau of Land Management is the lead agency for the project. The Bureau of Land Management is the lead agency for the project.

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[illegible]

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17

205.39 ACRES

BOUNDARY SURVEY

1. Public opinion and its effect on policy making
2. The role of the media
3. The role of the government
4. The role of the courts
5. The role of the military
6. The role of the police
7. The role of the judiciary
8. The role of the executive
9. The role of the legislative
10. The role of the judicial

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SERVIENT ESTATE

RECORDED

ESMTAROW

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9/13

Parcel "C"

A Parcel of land located in the west 1/2 of the southwest 1/4 of Section 11, and in the northwest 1/4 of the northwest 1/4 of Section 14, Township 22 South, Range 03 West, Shelby County, Alabama, being more particularly described as follows: COMMENCING at a found 1 inch open pipe at the Southeast Corner of the southwest 1/4 of the northwest 1/4 of said Section 11, thence South 02°26'17" East along east line of the northwest 1/4 of the southwest 1/4 of said Section 11 for a distance of 510.50 feet to a set iron, said point being the POINT OF BEGINNING of the Parcel herein described; thence continue along said 1/4-1/4 line South 02°26'17" East for a distance of 2132.77 feet to a found 1 inch square iron, said point being the northeast corner of the northwest 1/4 of the northwest 1/4; thence South 01°45'02" East along the east line of the northwest 1/4 of the northwest 1/4 of said Section 14 for a distance of 1042.21 feet to a set iron, thence leaving said east line South 88°53'14" West for a distance of 329.96 feet to a set iron; thence North 01°45'02" East for a distance of 1039.32 feet to a found 1 inch square pipe; thence North 03°21'05" West for a distance of 2124.92 feet to a 1 inch open pipe; thence North 87°40'12" East for a distance of 361.84 feet to the POINT OF BEGINNING of the parcel herein described. Said Parcel containing 24.85 Acres, more or less.

LESS AND EXCEPT:

Property described in Instrument No. 20140923000299310 in the Probate Office of Shelby County, Alabama.

Parcel "D"

A Parcel of land located in the west 1/2 of the northwest 1/4 of Section 14, and in the northeast 1/4 of Section 15, Township 22 South, Range 03 West, Shelby County, Alabama, being more particularly described as follows: BEGINNING at the southeast corner of the northeast 1/4 of said Section 15, said point being a found rebar, thence South 88°53'14" West along the south line of the northeast 1/4 of Section 15 for a distance of 1399.96 feet to a set iron; thence leaving said 1/4-1/4 line North 01°06'46" West for a distance of 1610.17 feet to a set iron; thence North 88°53'14" East for a distance of 2365.88 feet to a set iron; thence continue North 88°53'14" East for a distance of 329.96 feet to a set iron on the east line of the west 1/2 of the northwest 1/4 of said Section 14; thence South 01°45'02" East along said 1/4-1/4 line for a distance of 1597.04 feet to a set iron at the southeast corner of said west 1/2 of the northwest 1/4 of Section 14; thence South 88°18'37" West along the south line of the west 1/2 of the northwest 1/4 of said Section 14 for a distance of 1313.72 feet to the POINT OF BEGINNING of the Parcel herein described. Said Parcel containing 99.78 Acres, more or less.

Parcel "E"

A Parcel of land located in the west 1/2 of the northeast 1/4 of Section 15, and in the southwest 1/4 of the southeast 1/4 of Section 10, Township 21 South, Range 03 West, Shelby County, Alabama, being more particularly described as follows: COMMENCING at the southeast corner of the northeast 1/4 of said Section 15, said point being a found rebar, thence South 88°53'14" West along the south line of the northeast 1/4 of Section 15 for a distance of 1399.96 feet to the POINT OF BEGINNING of the Parcel herein described, said point being a set iron; thence continue South 88°53'14" West for a distance of 1236.12 feet to a capped rebar set; thence North 02°36'29" West along the west line of the northeast 1/4 of Section 15 for a distance of 2278.75 feet to a set iron on the southeastern right-of-way of Alabama State Highway No. 119; thence along said right-of-way North 49°13'00" East for a distance of 595.92 feet to a curve to the left having a delta of 00°16'47" and a radius of 5779.69 feet, with a chord bearing of North 49°04'37" East and a chord distance of 28.21 feet; thence along said right-of-way, along said curve for a distance of 28.21 feet; thence leaving said right-of-way South 18°30'44" East for a distance of 1342.21 feet to a set iron; thence South 01°05'46" East for a distance of 1610.17 feet to the POINT OF BEGINNING of the Parcel herein described. Said Parcel containing 65.87 Acres, more or less.

Parcel "F"

A Parcel of land located in the northwest 1/4 of the northwest 1/4 of Section 14, in the north 1/2 of the northeast 1/4 of Section 15, and in the southwest 1/4 of the southeast 1/4 of Section 10, Township 22 South, Range 03 West, Shelby County, Alabama, being more particularly described as follows: BEGINNING at the northwest corner of said Section 14, said point being a 1 inch open pipe, thence North 88°23'05" East along the north line of said Section 14 for a distance of 985.07 feet to a found 1 inch square pipe; thence leaving said north line said Section 14 South 01°45'02" East for a distance of 1039.32 feet to a set iron; thence South 88°53'14" West for a distance of 2365.88 feet to a set iron; thence North 88°30'44" West for a distance of 1342.21 feet to a set iron on the southeastern right-of-way of Alabama State Highway No. 119, said point being on a curve to the left having a delta of 06°11'14" and a radius of 5779.69 feet, with a chord bearing of North 45°50'35" East and a chord distance of 623.81 feet; thence along said right-of-way, along said curve for a distance of 624.14 feet to a set iron pin; thence leaving said right-of-way South 42°07'32" East for a distance of 626.14 feet to a found 1 inch open pipe; thence North 88°24'32" East for a distance of 1317.73 feet to the POINT OF BEGINNING of the Parcel herein described. Said Parcel containing 69.73 Acres, more or less.

ALSO LESS AND EXCEPT PARCELS 1 & 2
DESCRIBED ON THE ATTACHED EXHIBIT
B-1 page 2

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EXHIBIT ~~1~~

B.1, page 2

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Parcel 1

10/13

Commence at the NE Corner of Section 15, Township 22 South, Range 3 West, Shelby County, Alabama; thence N88°44'10"W for a distance of 869.38' to the POINT OF BEGINNING; thence continue N88°44'10"W for a distance of 448.33'; thence N39°11'51"W for a distance of 625.94' to the Southeasterly R.O.W. line of Alabama Highway 119, R.O.W. varies, and a curve to the right, having a radius of 5779.69, and subtended by a chord which bears S48°51'21"W, and a chord distance of 652.10'; thence along the arc of said curve and along said R.O.W. line for a distance of 652.44'; thence S52°04'25"W and along said R.O.W. line for a distance of 65.96'; thence S37°55'35"E and leaving said R.O.W. line for a distance of 340.00'; thence S52°04'25"W for a distance of 10.00'; thence S37°55'35"E for a distance of 328.03' to a curve to the right, having a radius of 351.68', and subtended by a chord bearing S26°05'01"E, and a chord distance of 144.35'; thence along the arc of said curve for a distance of 145.38' to a reverse curve to the left, having a radius of 132.52', and subtended by a chord bearing S54°03'26"E, and a chord distance of 169.71'; thence along the arc of said curve for a distance of 184.18'; thence N86°07'34"E for a distance of 168.51' to a curve to the right, having a radius of 624.03', and subtended by a chord bearing S83°56'59"E, and a chord distance of 215.09'; thence along the arc of said curve for a distance of 216.17' to a reverse curve to the left, having a radius of 251.74', and subtended by a chord bearing S85°04'02"E, and a chord distance of 96.43'; thence along the arc of said curve for a distance of 97.03'; thence N83°53'28"E for a distance of 303.81'; thence N00°14'55"E for a distance of 724.23' to the POINT OF BEGINNING.

Said Parcel containing 24.00 acres, more or less.

Parcel 2

BEGIN at the NE Corner of Section 15, Township 22 South, Range 3 West, Shelby County, Alabama, said point being the POINT OF BEGINNING; thence N88°44'10"W for a distance of 869.38'; thence S00°14'55"W for a distance of 724.23'; thence N83°53'28"E for a distance of 279.21' to a curve to the right, having a radius of 871.83', and subtended by a chord bearing S66°01'04"E, and a chord distance of 874.23'; thence along the arc of said curve for a distance of 915.75'; thence N24°16'44"E for a distance of 1114.57'; thence N88°43'52"W for a distance of 662.52' to the POINT OF BEGINNING.

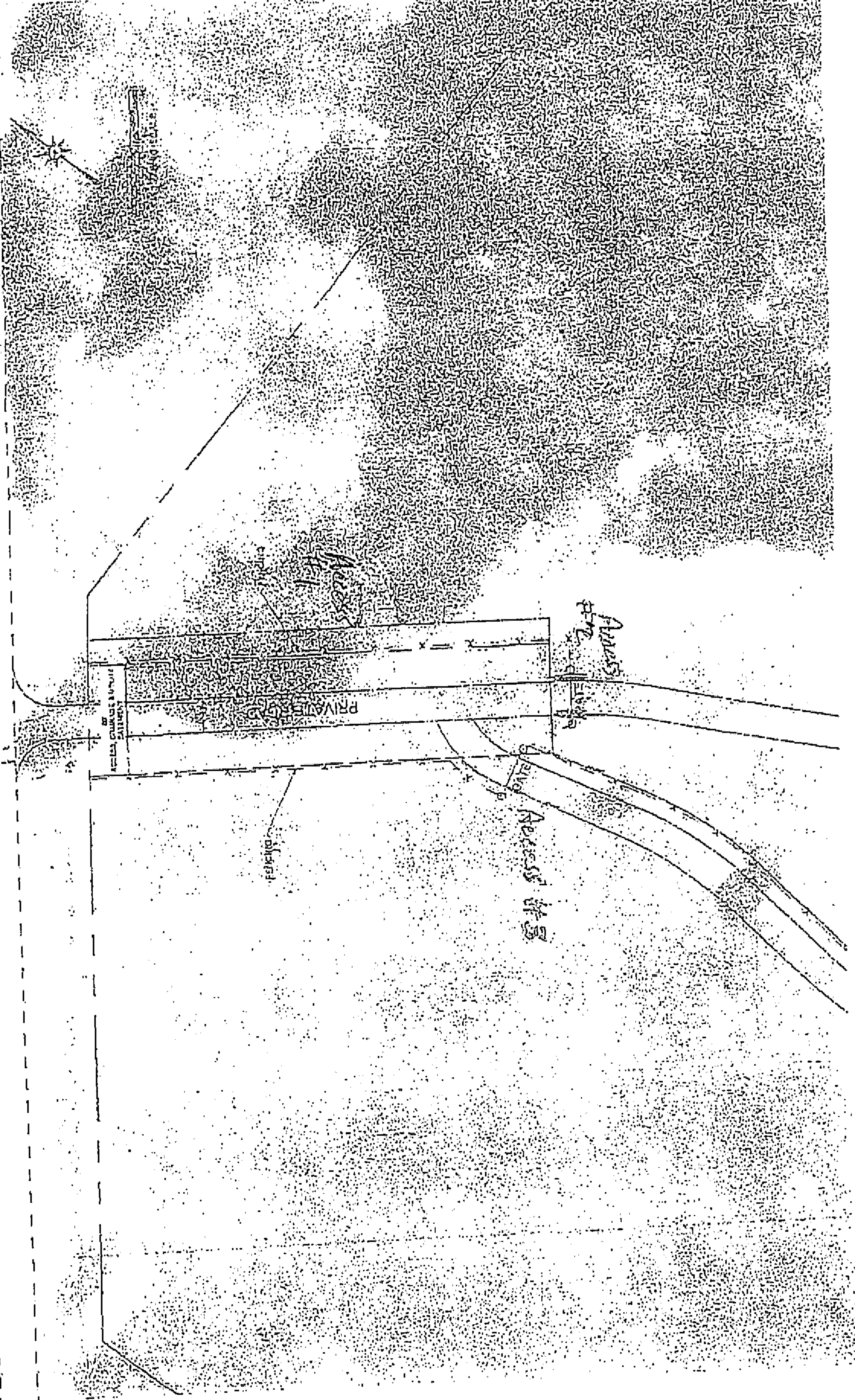
Said Parcel containing 24.00 acres, more or less.

Dr. David J. Anderson

(Attachment to Exhibit A-1)

PRIVATE ROAD AND
ACCESS EXHIBIT

HIGHWAY 119



" "

Exhibit B
20201229000597820 12/29/2020 03:47:02 PM DEEDS 16/17
(Easement # 2)

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12/13

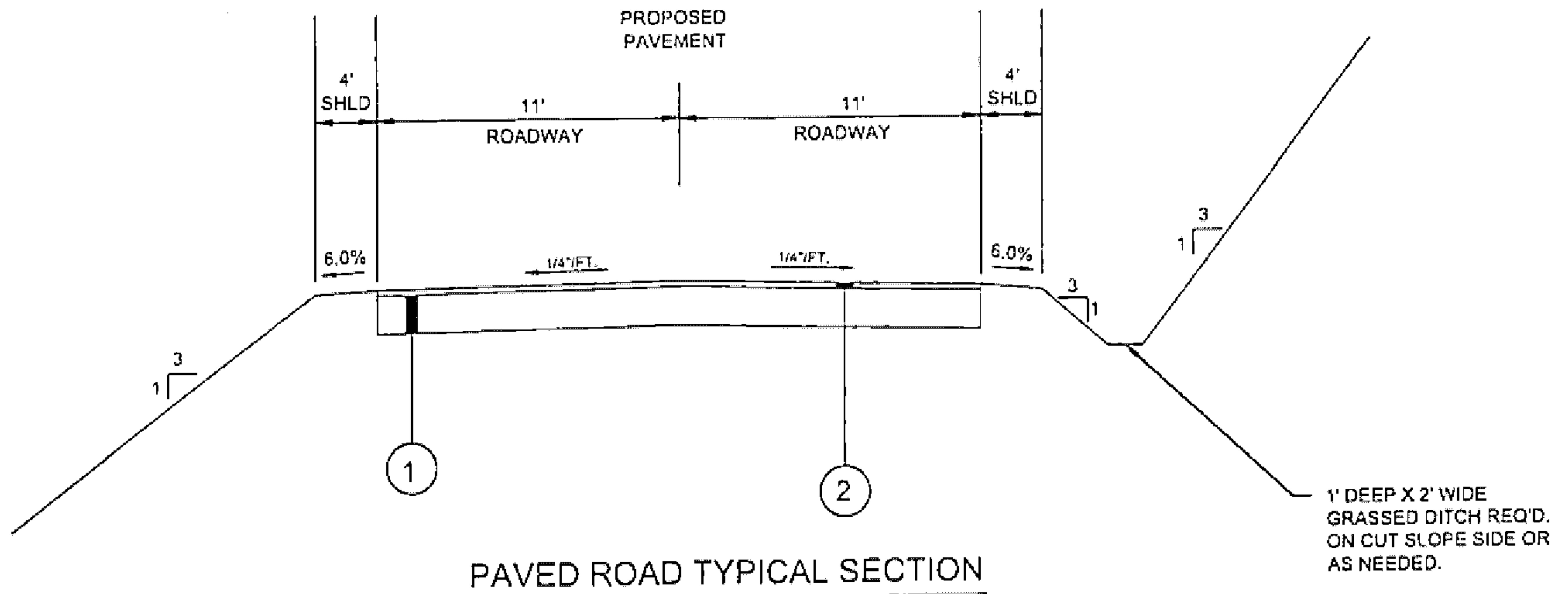
~~ALABAMA HIGHWAY 119~~ 60' Wide Ingress/Egress & Utility Easement, lying 30' either side of and parallel to the following described centerline:

Commence at the SE Corner of the SE 1/4 of the NE 1/4 of Section 14, Township 22 South, Range 3 West, Shelby County, Alabama; thence N88°14'45"W for a distance of 1399.86'; thence N88°17'06"W for a distance of 1236.59'; thence N00°15'38"E for a distance of 2279.19' to the Southeasterly R.O.W. line of Alabama Highway 119; thence N52°04'25"E and along said R.O.W. line for a distance of 529.97'; thence S37°55'35"E and leaving said R.O.W. line for a distance of 340.00'; thence S52°04'25"W for a distance of 40.00' to the POINT OF BEGINNING OF SAID CENTERLINE; thence S37°55'35"E for a distance of 328.03' to a curve to the right, having a radius of 321.68', and subtended by a chord bearing S26°05'01"E, and a chord distance of 132.04'; thence along the arc of said curve for a distance of 132.98' to a reverse curve to the left, having a radius of 162.52', and subtended by a chord bearing S54°03'26"E, and a chord distance of 208.13'; thence along the arc of said curve for a distance of 225.87'; thence N86°07'34"E for a distance of 168.51' to a curve to the right, having a radius of 594.03', and subtended by a chord bearing S83°56'59"E, and a chord distance of 204.75'; thence along the arc of said curve for a distance of 205.78' to a reverse curve to the left, having a radius of 281.74', and subtended by a chord bearing S85°04'02"E, and a chord distance of 107.92'; thence along the arc of said curve for a distance of 108.59'; thence N83°53'28"E for a distance of 583.02' to a curve to the right, having a radius of 841.83', and subtended by a chord bearing S67°28'09"E, and a chord distance of 806.98'; thence along the arc of said curve for a distance of 841.59' to the POINT OF ENDING OF SAID CENTERLINE.

EXHIBIT C

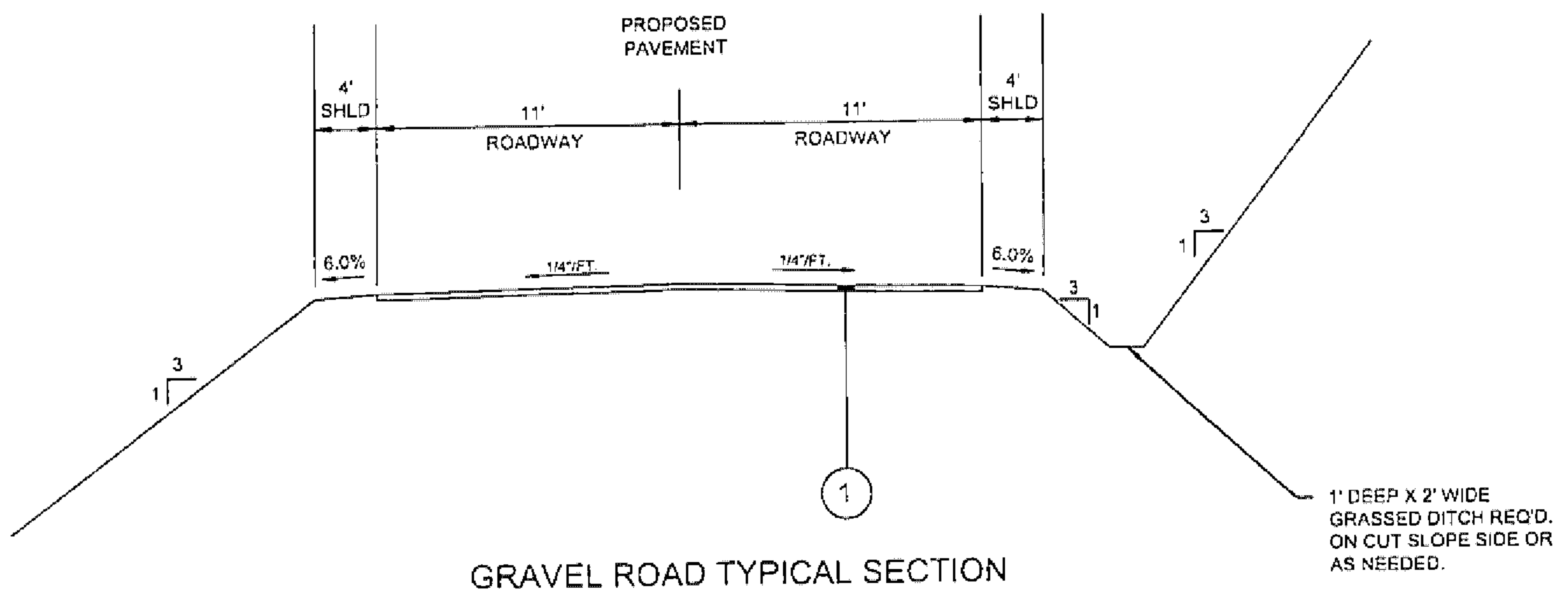
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ROAD PROFILE



REQUIRED MATERIALS LEGEND

- ① ITEM NO.: 4" COMPACTED THICKNESS OF DENSE GRADED LIMESTONE BASE COURSE PER ALDOT SPEC 301. ALL MATERIALS SHALL BE IN ACCORDANCE WITH ALDOT SECTION 825 TYPE "B" COMPACTED TO 100% MODIFIED PROCTOR
- ② ITEM NO.: 2.5" - ACC SURFACE COURSE PER ALDOT 424-A, 1/2" MAX. AGGREGATE SIZE

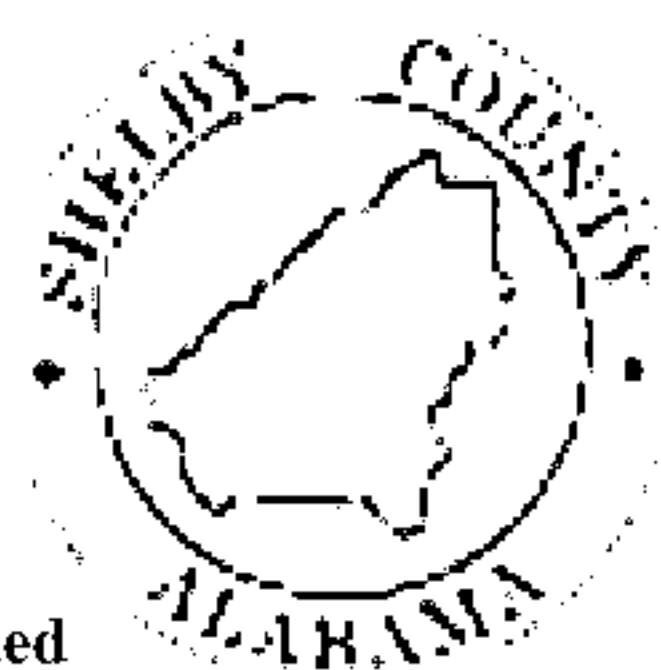


REQUIRED MATERIALS LEGEND

- ① ITEM NO.: 4" COMPACTED THICKNESS OF DENSE GRADED LIMESTONE BASE COURSE PER ALDOT SPEC 301. ALL MATERIALS SHALL BE IN ACCORDANCE WITH ALDOT SECTION 825 TYPE "B" COMPACTED TO 100% MODIFIED PROCTOR



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
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\$405.00 CHARITY
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Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
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Allen S. Boyd

Allen S. Boyd