

THIS INSTRUMENT PREPARED BY:

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Hand Arendall Harrison Sale LLC
1801 Fifth Avenue North, Suite 400
Birmingham, AL 35203
205-502-0122

STATE OF ALABAMA
COUNTY OF SHELBY

Memorandum of Agreement
(Leach Cemetery Road Property)

This Memorandum of Agreement (this “Memorandum”) is made and entered into by and between **D.R. Horton, Inc. - Birmingham**, an Alabama corporation (“Buyer”), and **Curtis L. Cofer and Anita Cofer**, Alabama residents (Seller”).

Buyer and Seller have entered into that certain Land Purchase Contract dated as of April 18, 2022 (the “Agreement”), and relating to that certain real property located in Shelby County, Alabama and more particularly described on Exhibit A attached hereto and incorporated herein by reference (the “Property”).

Buyer and Seller are executing and recording this Memorandum in the public records of Shelby County, Alabama (the “Public Records”) to provide public notice of their respective obligations under the Agreement. The Property is owned by Seller and is subject to all terms of the Agreement, including, without limitation, Seller’s obligation to sell and convey the Property to Buyer.

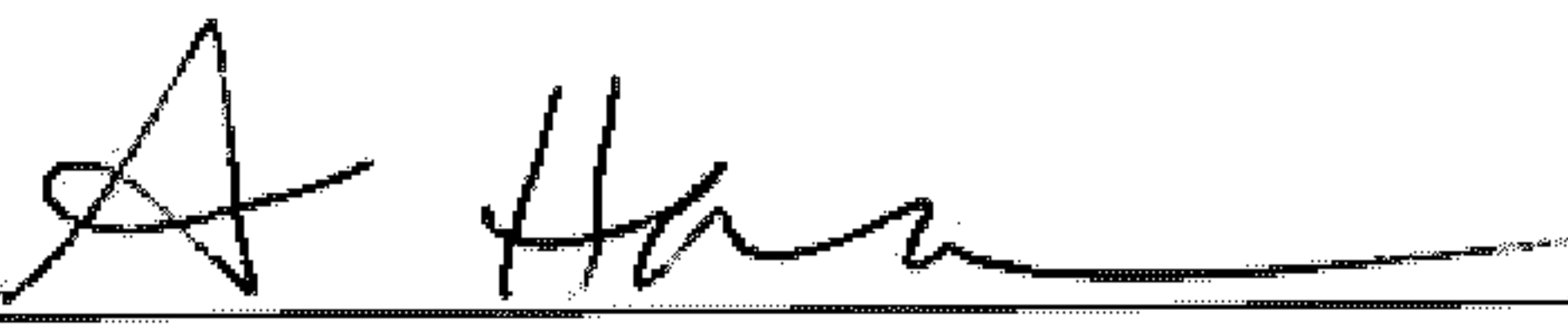
Upon conveyance of the Property by Seller to Buyer pursuant to a written deed recorded in the Public Records, this Memorandum shall automatically be deemed to have terminated. Except as is provided in the foregoing sentence to the contrary, this Memorandum may be terminated only by a written notice of termination executed by Buyer and Seller and recorded in the Public Records.

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In Witness Whereof, Buyer and Seller have caused this Memorandum to be executed by and through their respective duly authorized representatives.

BUYER:

D.R. Horton, Inc. – Birmingham, an Alabama corporation


By: 
Andrew Hancock
Division President

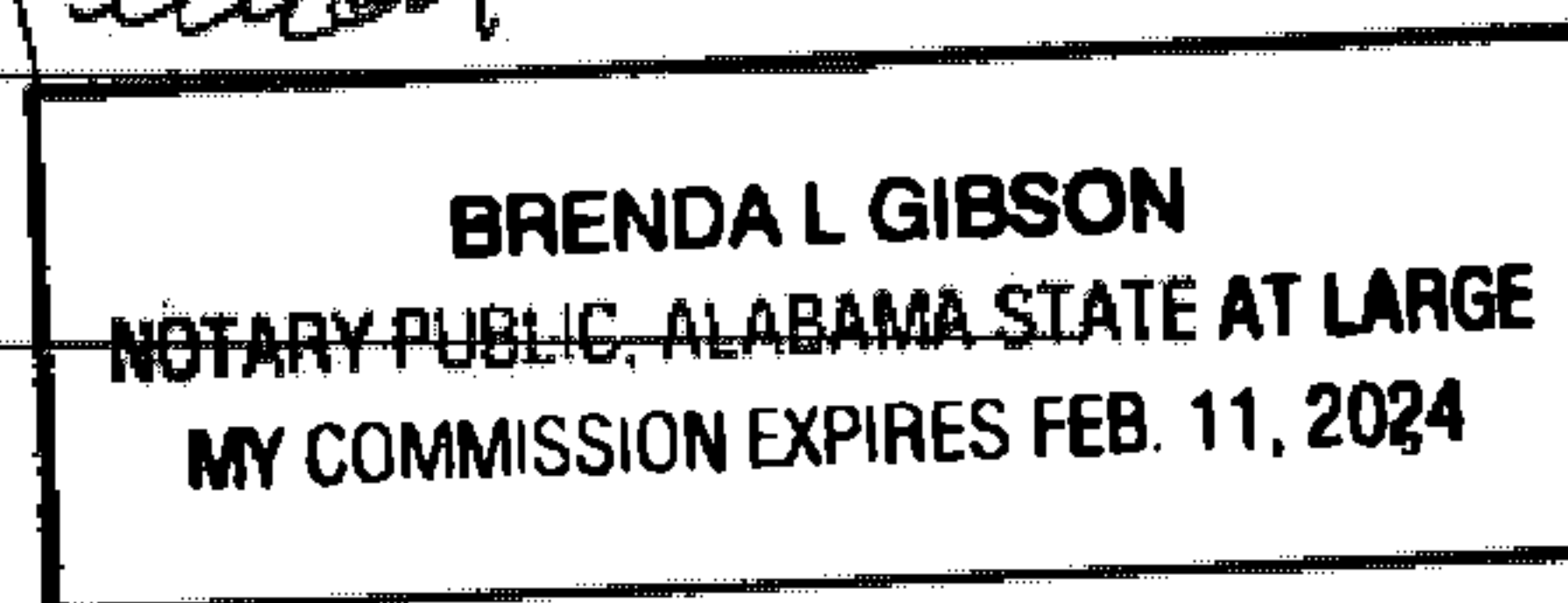
STATE OF ALABAMA
COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Andrew Hancock, whose name as Division President of D.R. Horton, Inc. - Birmingham, an Alabama corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of such instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 29th day of April, 2022.

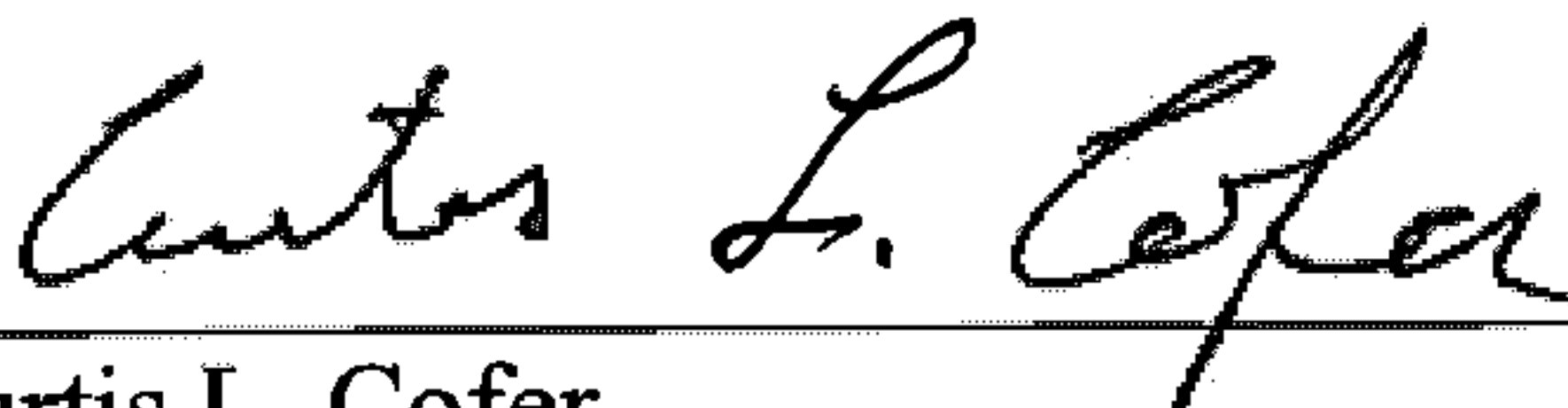
{SEAL}


NOTARY PUBLIC
My Commission Expires: _____

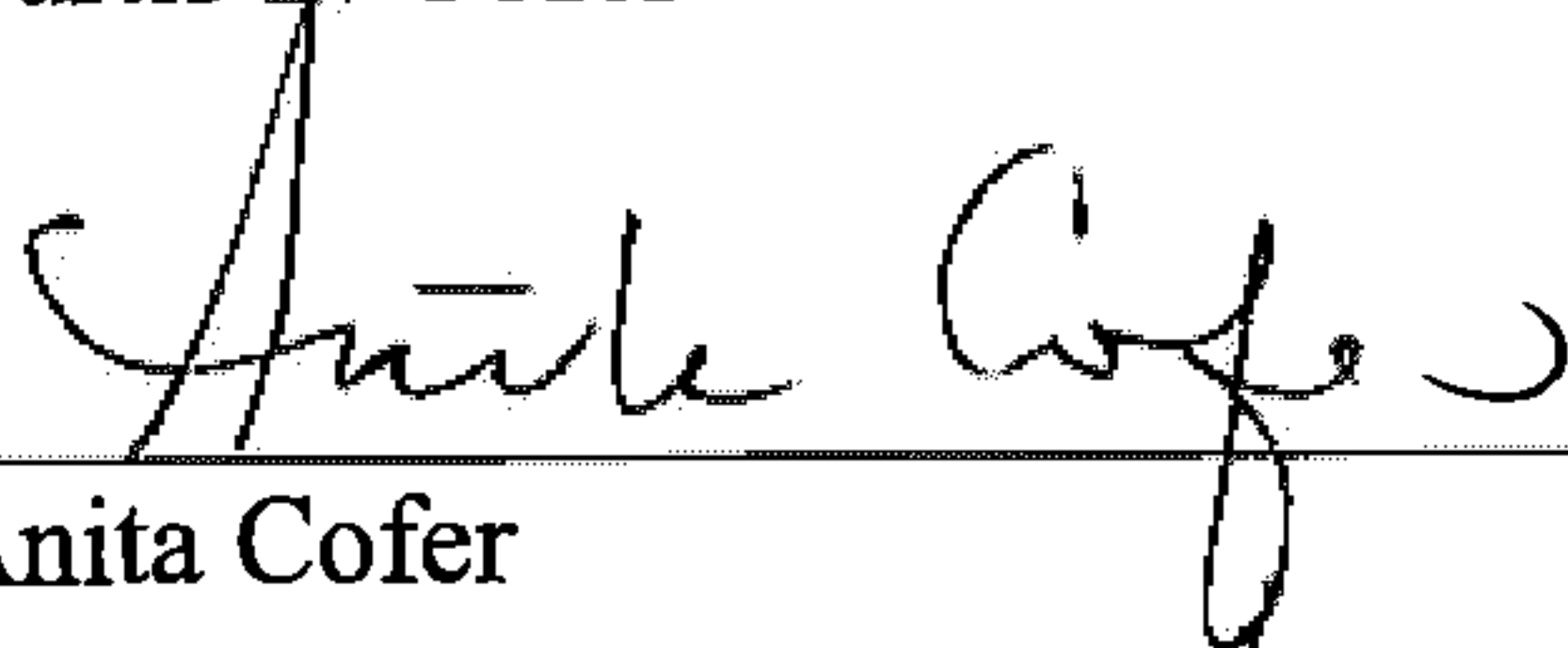


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SELLER:



Curtis L. Cofer




Anita Cofer

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned notary public in and for said state and county, hereby certify that Curtis L. Cofer, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, he executed the same voluntarily.

Given under my hand and official seal this 25th day of April, 2022.

{SEAL}




NOTARY PUBLIC
My Commission Expires: 3/21/2025

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned notary public in and for said state and county, hereby certify that Anita Cofer, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, she executed the same voluntarily.

Given under my hand and official seal this 25th day of April, 2022.

{SEAL}



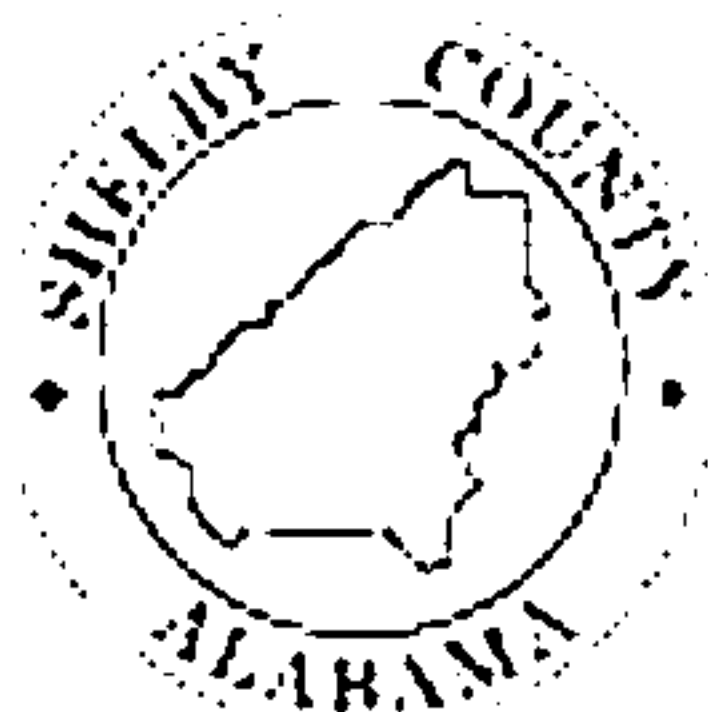
NOTARY PUBLIC
My Commission Expires: 3/21/2025

Exhibit A**Legal Description of Property**

A parcel of land situated in the NW 1/4 of SW 1/4, the SW 1/4 of NW 1/4, and the NW 1/4 of NW 1/4, Section 18, Township 22 South, Range 1 West, and in the SE 1/4 of NE 1/4 of Section 13, Township 22 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a concrete monument marking the Southeast corner of the Northwest Quarter of the Southwest Quarter of Section 18, Township 22 South, Range 1 West, Shelby County, Alabama and run thence North 03 degrees 09 minutes 59 seconds East along the East line of said 1/4-1/4 a distance of 894.91 feet to a set steel rebar corner on the Northerly margin of Shelby County Highway No. 86 and the point of beginning of the property being described; thence continue last described course a distance of 2,751.20 feet to a set capped rebar corner; thence run South 89 degrees 50 minutes 41 seconds West a distance of 1422.43 feet to a found capped corner set by R.C. Farmer, Alabama Land Surveyor, License No. 14720; thence run South 00 degrees 47 minutes 33 seconds West along the West line of the Northwest Quarter of the Northwest Quarter of same said Section 18 a distance of 868.18 feet to a found open top pipe corner that represents the Northeast corner of the Southeast Quarter of the Northeast Quarter of Section 13, Township 22 South, Range 2 West; thence run North 90 degrees 00 minutes 00 seconds West along the North line of said Southeast Quarter of the Northeast Quarter a distance of 1,308.90 feet to a set capped rebar corner on the North margin of the Leach Cemetery Road in a curve to the left having a central angle of 25 degrees 24 minutes 19 seconds and a radius of 130.00 feet; thence run along the arc of said curve an arc distance of 57.64 feet to the P.T. of said curve; thence run South 64 degrees 41 minutes 44 seconds East along said margin of said road a tangent distance of 154.39 feet to the P.C. of a curve to the left having a central angle of 14 degrees 19 minutes 22 seconds and a radius of 130.00 feet; thence run along the arc of said curve an arc distance of 32.50 feet to the P.T. of said curve; thence run South 79 degrees 01 minutes 06 seconds East along said margin of said road a tangent distance of 145.72 feet to the P.C. of a curve to the right having a central angle of 16 degrees 01 minutes 58 seconds and a radius of 520.00 feet; thence run along the arc of said curve an arc distance of 145.51 feet to the P.T. of said curve; thence run South 62 degrees 59 minutes 07 seconds East along said margin of said road a tangent distance of 284.86 feet to the P.C. of a curve to the left having a central angle of 01 degrees 23 minutes 50 seconds and a radius of 480.00 feet; thence run along the arc of said curve an arc distance of 11.70 feet to the P.T. of said curve; thence run South 64 degrees 22 minutes 57 seconds East along said margin of said road a distance of 360.96 feet to the P.C. of a curve to the right having a central angle of 41 degrees 40 minutes 14 seconds and a radius of 320.00 feet; thence run along the arc of said curve an arc distance of 232.73 feet to the P.T. of said curve; thence run South 22 degrees 42 minutes 43 seconds East a distance of 179.41 feet to the P.C. of a curve to the left having a central angle of 28 degrees 38 minutes 10 seconds and a radius of 630.00 feet; thence run along the arc of said curve an arc distance of 314.87 feet to the P.T. of said curve; thence run South 51 degrees 20 minutes 53 seconds East along said margin of said road a tangent distance of 732.30 feet to the P.C. of a curve to the right having a central angle of 51 degrees 16 minutes 09 seconds and a radius of 320.00 feet; thence run along the arc of said curve an arc distance of 286.34 feet to the P.T. of said curve; thence run South 00 degrees 04 minutes 44 seconds East along said margin of said road a tangent distance of 89.21 feet to the intersection of the East line of Leach Cemetery Road and the North line of Shelby County Highway No. 86 in a curve to the right having a central angle of 14 degrees 46 minutes 42 seconds and a radius of 1,558.02 feet; thence run along the arc of said curve an arc distance of 401.87 feet to the point of beginning.

According to survey of Steven M. Allen, RLS #12944, dated May 11, 2001.



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 05/05/2022 12:08:13 PM
 \$31.00 CHERRY
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Allen S. Bayl