

20221003000378190  
10/03/2022 03:45:00 PM  
PARTREL 1/2

This Instrument Prepared By:  
Michael T. Atchison, Attorney at Law, Inc.  
PO Box 822  
Columbiana, AL 35051

**PARTIAL TERMINATION**  
**RIGHT OF FIRST REFUSAL**

**WHEREAS**, there exist a reservation of right of first refusal in that certain deed recorded in Instrument # 20200722000306810, Probate Office, Shelby County, Alabama, reserved by Towana Pardue.

**WHEREAS**, as of this date, the right of first refusal, as reserved in the above referred Instrument, is still outstanding.

**WHEREAS**, Towana Pardue, wishes to terminate for no consideration, the existing right of first refusal, as set out above,

**THE ABOVE CONSIDERED**, Towana Pardue, hereby releases all right and interest as reserved in the property as shown is attached Exhibit "A" and further releases and forever terminates any interest which Towana Pardue may have in the future contained within the property described in said Instrument herein.

Towana Pardue  
Towana Pardue

STATE OF Alabama  
COUNTY OF Shelby

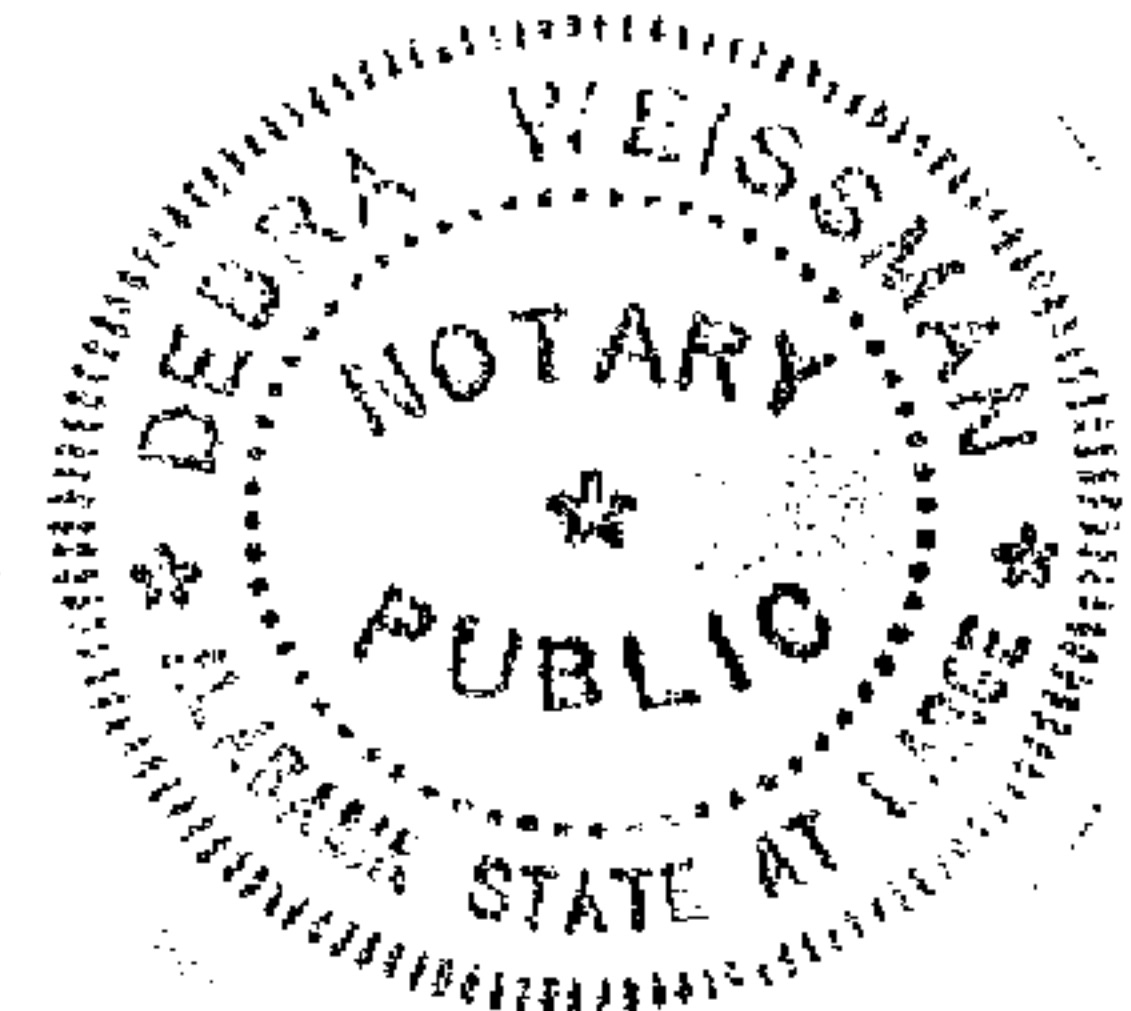
I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Towana Pardue, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, being informed of the contents of the instrument, he executed the same voluntarily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

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

Debra Weisman  
Notary Public

MY COMMISSION EXPIRES FEBRUARY 4, 2025

My Commission Expires: \_\_\_\_\_



**EXHIBIT "A" – LEGAL DESCRIPTION**

**PARCEL 6:**

Commence at the NW corner of the SE 1/4 of the NE 1/4 of Section 3, Township 22 South, Range 3 West, Shelby County, Alabama; thence South 00 degrees 17 minutes 53 seconds West for a distance of 131.06 feet; thence South 00 degrees 16 minutes 22 seconds West for a distance of 326.49 feet; thence South 00 degrees 25 minutes 27 seconds West for a distance of 189.86 feet to the point of beginning; thence continue direction South 00 degrees 25 minutes 27 seconds West for a distance of 238.54 feet; thence North 76 degrees 12 minutes 15 seconds East for a distance of 370.56 feet; thence North 51 degrees 32 minutes 57 seconds West for a distance of 151.56 feet; thence North 43 degrees 20 minutes 48 seconds West for a distance of 65.14 feet; thence North 29 degrees 43 minutes 28 seconds West for a distance of 8.30 feet; thence North 89 degrees 35 minutes 44 seconds West for a distance of 190.58 feet to the point of beginning.

ALSO AND INCLUDING a 20-foot wide Ingress/Egress Easement, lying 10 feet either side of and parallel to the following described centerline:

Commence at the NW corner of the SE 1/4 of the NE 1/4 of Section 3, Township 22 South, Range 3 West, Shelby County, Alabama; thence North 88 degrees 17 minutes 17 seconds West for a distance of 168.05 feet; thence North 00 degrees 18 minutes 45 seconds East for a distance of 10.00 feet to the point of beginning of said centerline; thence South 88 degrees 17 minutes 17 seconds East for a distance of 318.12 feet; thence South 09 degrees 38 minutes 56 seconds East for a distance of 236.94 feet; thence South 16 degrees 28 minutes 07 seconds West for a distance of 165.50 feet; thence South 02 degrees 25 minutes 23 seconds East for a distance of 200.10 feet; thence South 29 degrees 43 minutes 28 seconds East for a distance of 79.75 feet; thence South 43 degrees 20 minutes 48 seconds East for a distance of 65.14 feet; thence South 51 degrees 32 minutes 57 seconds East for a distance of 196.06 feet; thence South 10 degrees 40 minutes 12 seconds East for a distance of 50.27 feet; thence South 14 degrees 01 minutes 23 seconds West for a distance of 193.93 feet; thence South 03 degrees 56 minutes 05 seconds East for a distance of 58.13 feet; thence South 15 degrees 24 minutes 18 seconds East for a distance of 84.11 feet to the Northerly right of way line of Shelby County Highway 22 and the point of ending of said centerline.

ALSO AND INCLUDING a 60-foot wide Ingress/Egress Easement as recorded in Deed Book 155, Page 632; and Subject to a 30' X 30" easement as shown on Brantley Family Subdivision recorded in Map Book 24, Page 12, all in the Office of the Judge of Probate of Shelby County, Alabama.



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
10/03/2022 03:45:00 PM  
\$25.00 JOANN  
20221003000378190

*Allen S. Bayl*