

THIS INSTRUMENT PREPARED BY:  
KATHERN WATKINS  
BOARDMAN, CARR, PETELOS,  
WATKINS, & OGLE, P.C.  
400 BOARDMAN DRIVE  
CHELSEA, ALABAMA 35043

Send Tax Notice to Grantee.  
GRANTEE'S ADDRESS:  
HILLSBORO LEGACY, LLC  
73 ELVIRA ROAD  
HELENA, AL 35080



20250117000017580 1/7 \$915.00  
Shelby Cnty Judge of Probate, AL  
01/17/2025 12:01:11 PM FILED/CERT

STATE OF ALABAMA )  
SHELBY COUNTY ) **GENERAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Eight Hundred Seventy-Five Thousand and 00/100 (\$875,000.00) Dollars, and other good and valuable consideration, this day in hand paid to the undersigned GRANTORS, **GRACE CHRISTIAN CHURCH**, whose address is 869 Hwy 52, Helena, AL 35080 AND **CHRISTIAN CHURCH (DISCIPLES OF CHRIST) IN ALABAMA - NORTHWEST FLORIDA, INC.**, whose address is 861 Hwy. 52, Helena, AL 35080, (hereinafter referred to as GRANTORS), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **HILLSBORO LEGACY, LLC**, (hereinafter referred to as GRANTEE) in fee simple the following described Real Estate, lying and being in the County Shelby, State of Alabama, to-wit:

See Attached Exhibit A for Legal Description

Subject to existing taxes, building lines, easements, rights of way and restrictions of record, if any.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' successors, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS, **GRACE CHRISTIAN CHURCH AND CHRISTIAN CHURCH (DISCIPLES OF CHRIST) IN ALABAMA - NORTHWEST FLORIDA, INC.**, have hereunto set its hand and seal this the 30 day of December, 2024.

Grace Christian Church

By: David McDonald  
David McDonald, Trustee

By: Robby Griffin  
Robby Griffin, Trustee

Shelby County, AL 01/17/2025.  
State of Alabama  
Deed Tax: \$875.00

STATE OF ALABAMA )  
COUNTY OF SHELBY )



20250117000017580 2/7 \$915.00  
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I, the undersigned, a Notary Public, in and for said County and State, hereby certify that David McDonald, and Robby Griffin, whose names as Trustees of Grace Christian Church, are signed to the foregoing Instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, they, as such Trustees and with full authority, executed the same voluntarily for and as the act of Grace Christian Church, on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 30 day of December, 2024.

Katherine Watkins

NOTARY PUBLIC

My Commission Expires:

8/14/2025

By: Stan Murrell  
Stan Murrell, Trustee



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STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Stan Murrell, whose names as Trustee of Grace Christian Church, are signed to the foregoing Instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, they, as such Trustees and with full authority, executed the same voluntarily for and as the act of Grace Christian Church, on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 24<sup>th</sup> day of December, 2024.

Cecilia Cook  
NOTARY PUBLIC  
My Commission Expires: 7/15/2026

CECILIA COOK  
Notary Public  
Alabama State at Large

Christian Church (Disciples of Christ) in Alabama-  
Northwest Florida, Inc.

By: Rev. Kerry Kesey  
Rev. Kerry Kesey, Regional Minister



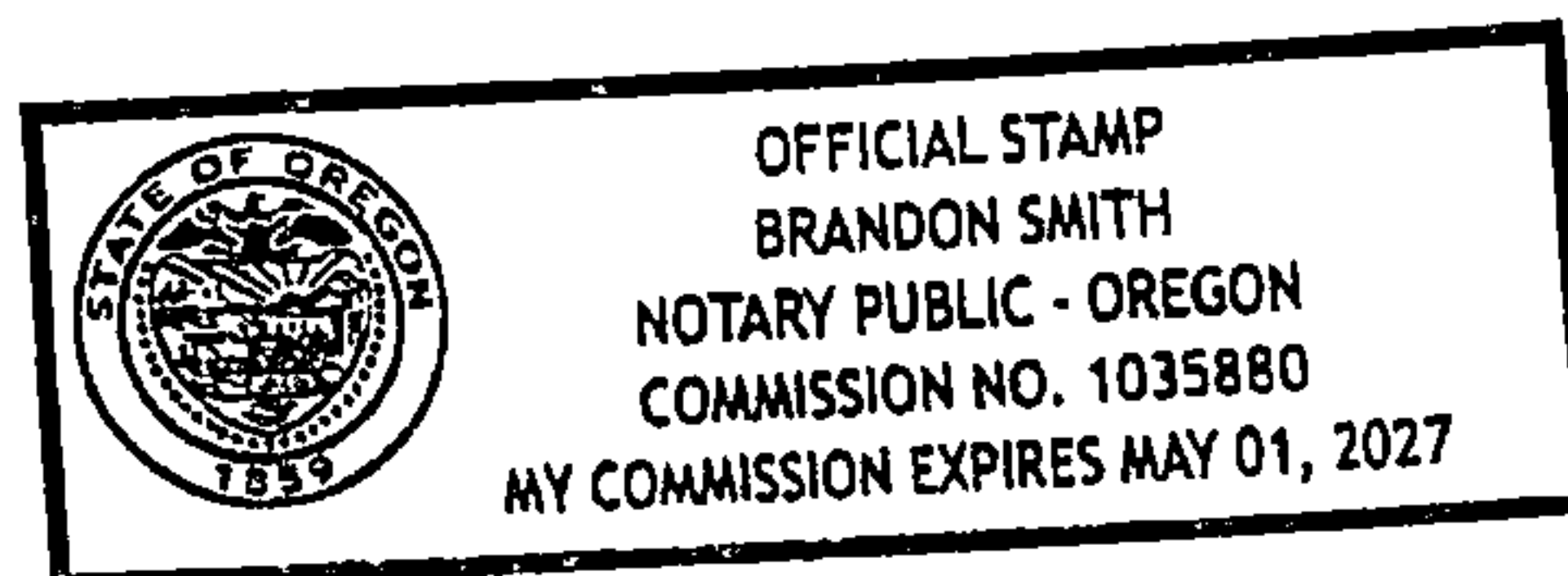
20250117000017580 4/7 \$915.00  
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Oregon  
STATE OF ~~ALABAMA~~ )  
COUNTY OF Lincoln )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Rev. Kerry Kesey, whose name as Regional Minister of Christian Church (Disciples of Christ) in Alabama – Northwest Florida, Inc., 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 the Instrument, he as Regional Minister and with full authority, executed the same voluntarily for and as the act of Christian Church (Disciples of Christ) in Alabama – Northwest Florida, Inc. on the day the same bears date.

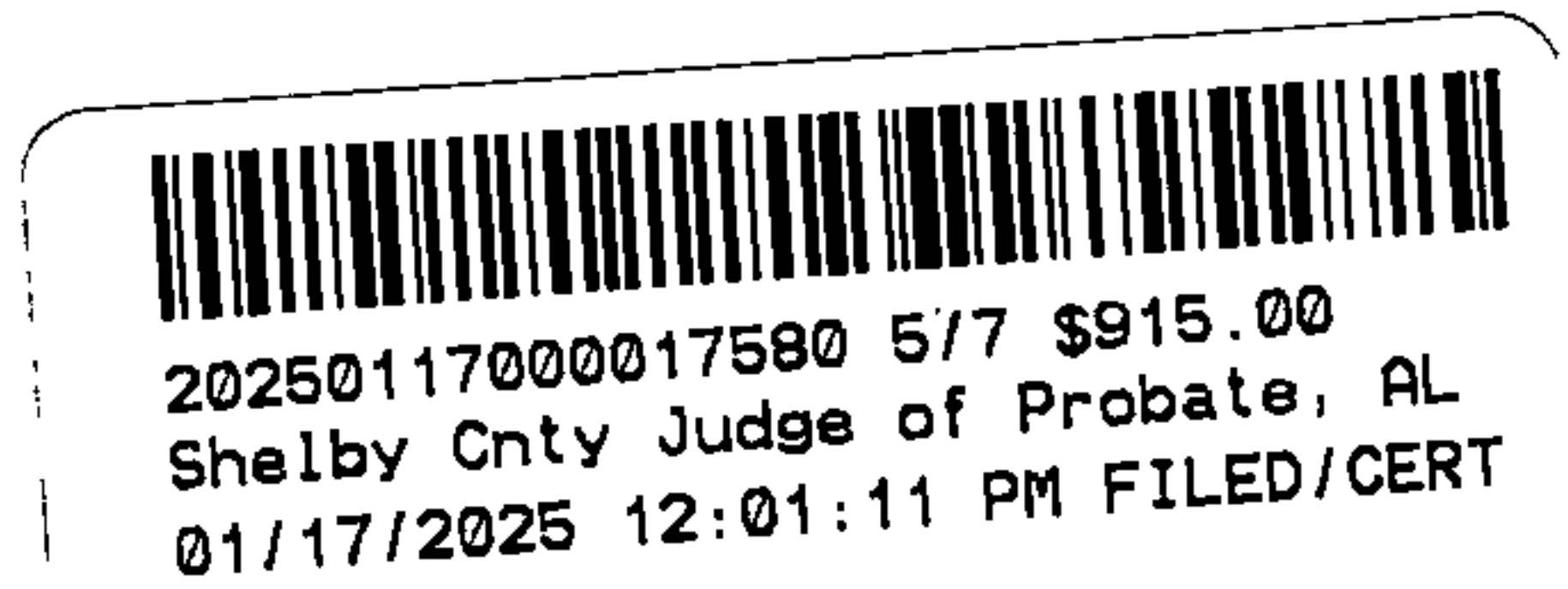
IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 26 day of December, 2024.

[Signature]  
NOTARY PUBLIC  
My Commission Expires: May 1, 2027





By: William D Amason, III  
William D Amason, III, First-Vice Moderator



STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that William D Amason, III, whose name as First-Vice Moderator of Christian Church (Disciples of Christ) in Alabama – Northwest Florida, Inc., 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 the Instrument, he as First Vice Moderator and with full authority, executed the same voluntarily for and as the act of Christian Church (Disciples of Christ) in Alabama – Northwest Florida, Inc. on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 30 day of December, 2024.

Katherine Watkins  
NOTARY PUBLIC  
My Commission Expires: 8/14/2025

By: Suoliver Jackson  
Suoliver Jackson, Secretary/Treasurer

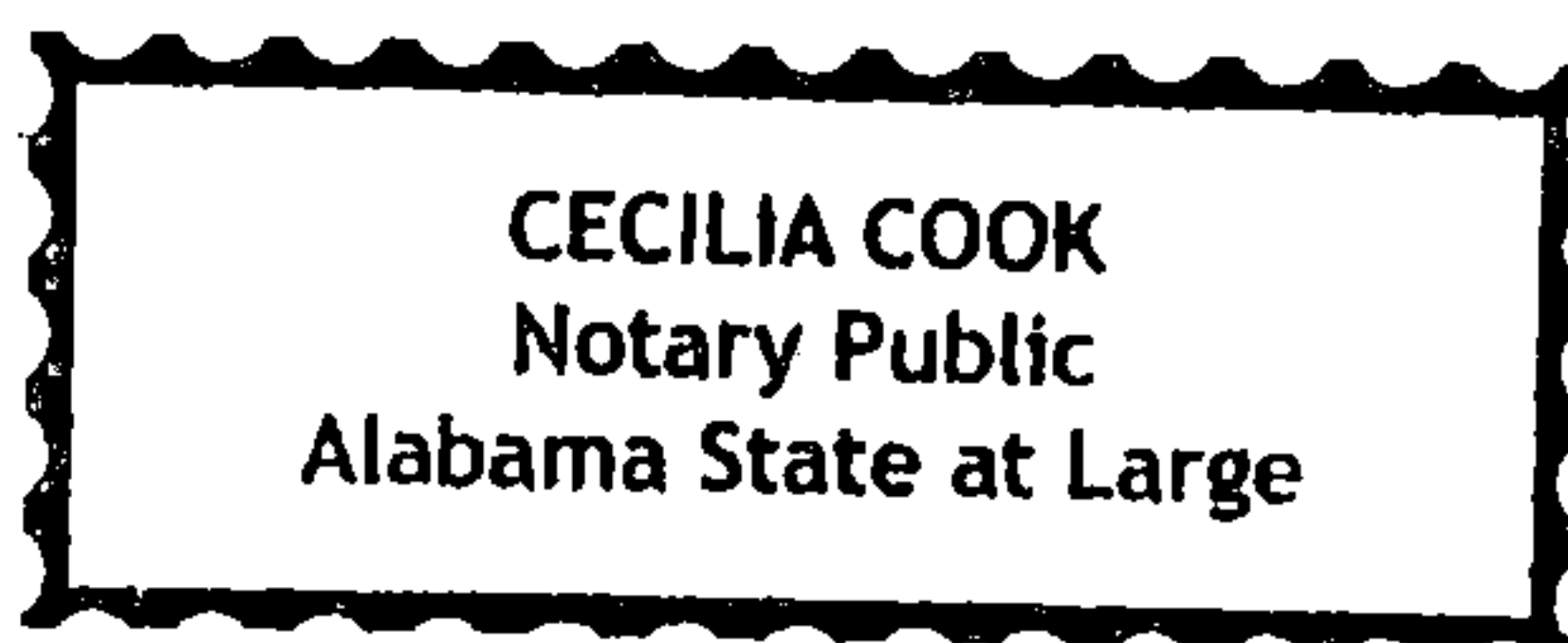


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STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Suoliver Jackson, whose name as Secretary/Treasurer of Christian Church (Disciples of Christ) in Alabama – Northwest Florida, Inc., 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 the Instrument, she as Secretary/Treasurer and with full authority, executed the same voluntarily for and as the act of Christian Church (Disciples of Christ) in Alabama – Northwest Florida, Inc. on the day the same bears date.


IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 26<sup>th</sup> day of December, 2024.



Cecilia Cook  
NOTARY PUBLIC  
My Commission Expires: 7/15/2026



**Exhibit A**  
**Legal Description**

  
20250117000017580 7/7 \$915.00  
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A parcel of land situated part in the Southeast quarter of the Northeast quarter and part in the Northeast quarter of the Southeast quarter of Section 13, Township 20 South, Range 4 West described as follows:

Commence at the Southeast corner of the North half of the Northeast quarter of the Southeast quarter of said Section 13 go North 89° 59' 25" West along the South boundary of the North half of the Northeast quarter of the Southeast quarter said Section 13 for 93.85 feet to the Westerly boundary of a county road; thence three (3) courses along said Westerly boundary as follows: go North 00° 48' 35" East for 50.00 feet to the Point of Beginning; thence continue North 00° 48' 35" East for 105.42 feet to a concrete monument and the beginning of a curve to the right, said curve having a central angle of 51° 32' 18" and a radius of 350.00 feet; thence Northeasterly along said curve for 314.83 feet to the Easterly boundary of said Section 13; thence North 01° 07' 32" East along the Easterly boundary of said Section 13 for 24.50 feet to the Westerly boundary of Shelby County Highway No. 52; thence North 39° 25' 18" West along the Westerly boundary of said Highway No. 52 for 452.60 feet to the beginning of a curve to the right, said curve having a central angle of 00° 47' 33" and a radius of 2505.70 feet; thence Northwesterly along said curve for 34.66 feet; thence South 51° 22' 15" West for 589.52 feet; thence South 00° 44' 50" West for 425.65 feet; thence South 89° 59' 25" East for 673.00 feet to the Point of Beginning.

**LESS AND EXCEPT:**

Being a parcel of land situated in the North half of the Northeast quarter of the Southeast quarter of Section 13, Township 20 South, Range 4 West and being more particularly described as follows:

Commence at the Southeast corner of the North half of the Northeast quarter of the Southeast quarter of Section 13, Township 20 South, Range 4 West and go in a Westerly direction along the South line of said half a distance of 92.88 feet to a point, said point being on the West right of way line of Shadow Lake Road; thence 89° 49' 55" to the right along said right of way in a Northerly direction a distance of 154.86 feet to the P.C. (point of curve) of a curve to the right having a radius of 482.14 feet and a central angle of 36° 47' 66"; thence along the arc of said curve and along said right of way in a Northeasterly direction a distance of 309.66 feet to the P.T. (point of tangent) of said curve; thence 36° 09' 34" to the left (angle measured to tangent) along the Northwesterly right of way line of Shadow Lake Road in a Northerly direction a distance of 24.46 feet to a point, said point being on the Southwesterly right of way line of County Road 52; thence 40° 32' 50" to the left along the Southwesterly right of way line of said road in a Northwesterly direction a distance of 300.96 feet to the POINT OF BEGINNING; thence continue along the last stated course a distance of 151.64 feet to the P.C. (point of curve) of a curve to the left having a radius of 2505.70 feet and a central angle of 0° 47' 33"; thence along the arc of said curve and along said right of way line in a Northwesterly direction a distance of 34.66 feet to the P.T. (point of tangent) of said curve; thence 88° 53' 58" to the left in a Southwesterly direction a distance of 292.75 feet to a point; thence 90° 00' 00" to the left in a Southeasterly direction a distance of 75.67 feet to the P.C. (point of curve) of a curve to the right having a radius of 403.47 feet and a central angle of 13° 46' 57"; thence 70° 10' 56" to the left (angle measured to tangent) in a Northeasterly direction along the arc of said curve a distance of 97.05 feet to the P.T. (point of tangent) of said curve; thence along the tangent of said curve in a Northeasterly direction a distance of 75.78 feet to the P.C. (point of curve) of a curve to the left having a radius of 214.00 feet and a central angle of 11° 42' 13"; thence along the arc of said curve in a Northeasterly direction a distance of 43.71 feet to the P.C.C. (point of compound curve) of a curve to the left having a radius of 90.00 feet and a central angle of 23° 10' 05"; thence along the arc of said curve in a Northeasterly direction a distance of 38.39 feet to the P.T. (point of tangent) of said curve; thence along the tangent of said curve in a Northeasterly direction a distance of 72.59 feet to the POINT OF BEGINNING.

ALSO LESS AND EXCEPT that property conveyed to Shelby County in Inst. No. 2008031100099950.