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06/12/2025 01:28:17 PM
CORDEED 1/4

20250611000179460
06/11/2025 10:42:20 AM
DEEDS 1/4

THIS GENERAL WARRANTY DEED, ORIGINALLY RECORDED IN INST. NO. 20250611000179460, IS BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION ON THE ATTACHED EXHIBIT "A" WHEREIN PARCEL I IS BEING CONVEYED BY GRANTOR. THE GRANTEE ALREADY OWNS PARCEL II.

Grantor: Willie L. Rogers 35 Whispering Pine Drive Vincent, AL 35178	Property Address: 40787 Highway 25 Vincent, AL 35178
Grantee: Scott's Grove Missionary Baptist Church fka Scottsgrove Baptist Church aka Scotts Grove Baptist Church and Scott's Grove Baptist Church 40787 Highway 25 Vincent, AL 35178	Date of Sale: May 29, 2025 Total Purchase Price: \$13,000.00 Purchase Price Verification: See deed below

THIS INSTRUMENT WAS PREPARED BY:
Richard W. Theibert, Attorney
Dominick Feld Hyde, PC
1130 22nd Street South, Ste 4000
Birmingham, AL 35205

SEND TAX NOTICE TO:
Scott's Grove Missionary Baptist Church
40787 Highway 25
Vincent, AL 35178

GENERAL WARRANTY DEED

THE STATE OF ALABAMA)
 : KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF SHELBY)

That in consideration of Thirteen Thousand and No/100, (\$13,000.00) DOLLARS, in hand paid to the undersigned, Willie L. Rogers, a married man (hereinafter referred to as "GRANTOR"), by Scott's Grove Missionary Baptist Church fka Scottsgrove Baptist Church aka Scotts Grove Baptist Church and Scott's Grove Baptist Church (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

SUBJECT TO:

1. Subject to the taxes for the year beginning October 1, 2024, which constitutes a lien, but are not yet due and payable until October 1, 2025.
2. All easements, restrictions, set-back lines, rights of way, limitations and covenants of record, if any.

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ALL of the purchase price recited above was paid from the proceeds of a purchase money mortgage executed simultaneously with delivery of this deed.

No part of the real property conveyed herein constitutes the homestead of the Grantor, nor the Grantor's spouse.

TO HAVE AND TO HOLD to the said GRANTEE, its successors and assigns forever.

And GRANTOR does for himself and for his heirs and assigns covenant with the said GRANTEE, its successors and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that GRANTEE is free from all encumbrances, unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and his heirs and assigns shall warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set his hand and seal, this 29th day of May, 2025.

SEE ATTACHED SIGNATURE PAGE

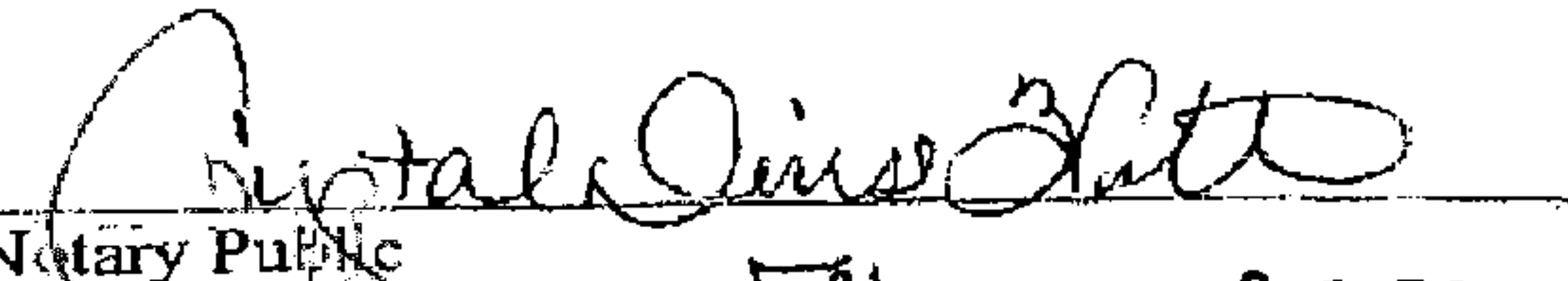
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Willie L. Rogers
GRANTOR

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County in said State, hereby certify that Willie L. Rogers, a(n) ___married man, 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 said document, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29 day of May, 2025.


Notary Public
My Commission Expires: February 25, 2026

Allin S. Bayal

EXHIBIT A

Abstract

Commence at the SW corner of Section 22, Township 15 South, Range 3 East, Shelby County, Alabama; then proceed North 61°01' West for a distance of 40.9 feet to a point in the center of the Alabama River; then turn the stream on an angle of 88°14' to the right and proceed North 89°40' East along the stream a distance of 247.5 feet to the Point of Beginning; then turn an angle of 95°13' to the left and proceed North 61°01' East for a distance of 210 feet to the Point of Beginning; from this beginning point continue North 61°01' East for a distance of 210 feet, then turn an angle of 90° to the right and proceed South 81°00' East for a distance of 210 feet, then turn the West right of way line of U. S. 201 Highway (Marpersville to Pell City Highway); then turn an angle of 90° to the right and proceed South 81°00' East for a distance of 210 feet along the West right of way line of this Highway for a distance of 210 feet, then go turn an angle of 90° to the right and proceed North 81°14' West for a distance of 210 feet to the Point of Beginning.

~~1/4 NW 1/4 of SW 1/4 of Sec 20, Township 18 South, Range 2 East
Clatsop County, Oregon~~

Commence at the Northwest corner of the Southwest one-fourth of Section 22, Township 19 South, Range 2 East, Shelby County, Alabama; thence proceed South 0°18' East along the West boundary of said quarter section for a distance of 1325.49 feet to the Southwest corner of the Northwest one-fourth of the Southwest one-fourth; thence proceed East along the South boundary of said quarter-quarter section for a distance of 510.16 feet to the Point of Beginning; from this beginning point turn an angle of 90° to the left and proceed North for a distance of 190 feet; thence turn an angle of 90° to the right and proceed East for a distance of 199.88 feet; thence turn an angle of 98°39' to the right and proceed South for a distance of 125.83 feet; thence turn an angle of 90° to the left and proceed East for a distance of 210 feet to a point on the Westerly right-of-way line of U.S. 231 Highway; thence proceed Southerly along the Westerly right-of-way line of said highway for a distance of 34.22 feet to its point of intersection with the South boundary of the aforementioned quarter-quarter section; thence proceed West along the South boundary of the Northwest one-fourth of the Southwest one-fourth for a distance of 385 feet to the Point of Beginning.

Allen S. Beryl