





20260123000021300 2/4 \$32.00  
Shelby Cnty Judge of Probate, AL  
01/23/2026 11:23:12 AM FILED/CERT

IN WITNESS WHEREOF, GRANTOR, SOSTENES MARTINEZ has hereto set his signature and seal, this the 31 day of December, ~~2017~~ 2025 SM

Sostenes Martinez  
Sostenes Martinez

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said Parish in said State, hereby certify that Sostenes Martinez, 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 the instrument, he executed the same voluntarily this date.

Given under my hand and official seal this 31 day of December, 2025  
2025.

Kaci H Raybon  
Notary Public  
My Commission Expires: 8/2/2025





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**EXHIBIT A**

All that part of the SE ¼ of the NW ¼ of Section 31, Township 20 South, Range 2 East, Shelby County, Alabama, lying Southwest of railroad right of way located on the property of Southern Electric Generating Company, as described in Real Book 289, Pages 398-400, in the Probate Office of Shelby County, Alabama, and also lying NW of Alabama State Highway #25.

LESS AND EXCEPT that portion owned by Southern Electric Generating Company as shown in deed recorded in Book 278, Pages 105-107, in Probate Office of Shelby County, Alabama.

LESS AND EXCEPT that portion owned by Nathan S. Stamps, as shown in deed recorded in Instrument #1996-03482, in Probate Office of Shelby County, Alabama.

Together with the right to use that certain 50-foot access easement, located in a portion of the South ¼ of the Northwest ¼ of Section 31, Fractional Township 20 South, Range 2 East, and in a portion of the Southeast ¼ of the Northeast ¼ of Section 36, Township 20 South, Range 1 East, being more particularly described as follows:

Commence at the Southwest corner of the Southwest 1/4 of the Northwest 1/4 of Section 31, Fractional Township 20 South, Range 02 East, marked by a found 1 1/4 inch solid iron; thence North 89°35'47" West a distance of 301.46 feet along the South line of the Southeast 1/4 of the Northeast 1/4 of Section 36, Township 20 South, Range 01 East to a point on the easterly right-of-way line of Shelby County Road #61-N, Main Street (having an 80 foot right-of-way), marked by a found 1 1/4 inch solid iron; thence North 02°24'27" West a distance of 52.03 feet along the easterly right-of-way line of said road to a point in the centerline of an existing gravel road; said point also being the Point of Beginning of a survey line used to describe the said strip of land, for access easement, hereinafter described; therefrom, the access easement is 50 feet in width and lies 20 feet southerly (right) and 30 feet northerly (left) of said survey line, and the continuations thereof, which begins at such point of beginning; thence continue along the centerline of said gravel road the following chord bearings and chord distances:

- North 76°32'22" East a distance of 53.30 feet to a point;
- North 68°52'51" East a distance of 150.88 feet to a point;
- North 76°57'56" East a distance of 67.09 feet to a point;
- North 89°40'02" East a distance of 93.46 feet to a point;
- South 88°34'00" East a distance of 83.29 feet to a point;
- South 79°02'47" East a distance of 72.71 feet to a point;
- South 70°11'20" East a distance of 162.90 feet to a point;
- South 81°43'52" East a distance of 38.19 feet to a point;
- North 83°46'46" East a distance of 52.30 feet to a point;
- North 89°01'02" East a distance of 60.54 feet to a point;
- South 79°24'11" East a distance of 66.62 feet to a point;
- South 78°21'26" East a distance of 50.33 feet to a point;
- South 83°42'02" East a distance of 59.65 feet to a point;
- South 79°20'07" East a distance of 67.18 feet to a point;
- North 87°14'23" East a distance of 58.52 feet to a point;
- North 86°07'34" East a distance of 71.15 feet to a point;
- South 85°25'20" East a distance of 125.97 feet to a point;
- North 79°42'27" East a distance of 102.85 feet to a point;
- North 87°39'16" East a distance of 46.65 feet to a point;
- South 81°43'37" East a distance of 100.45 feet to a point;
- South 84°19'42" East a distance of 72.39 feet to a point;
- South 85°49'46" East a distance of 71.80 feet to a point;
- South 89°07'23" East a distance of 111.46 feet to a point;
- South 84°58'40" East a distance of 53.71 feet

to a point, said point being the ending of said strip of land, for access easement herein described.

Said strip of land, for access easement, containing 2.18 acres, more or less.

All bearings based on Alabama State Plane West Zone Grid North.

Situated, lying, and being in Shelby County, Alabama.

**AND**

A parcel of land in the SE 1/4 of the NW 1/4 of Section 31, Township 20 South, Range 2 East, Shelby County, Alabama, described as follows:

Commence at the Southeast corner of the SE 1/4 of the NW 1/4 of Section 31, Township 20 South, Range 2 East, Shelby County, Alabama and run thence westerly along the South line of said 1/4-1/4 section a distance of 112.76 feet to a point on the West right of way line of Alabama Highway No. 25 and the point of beginning of the property being described; thence continue along last described course a distance of 97.24 feet to a point; thence turn a deflection angle of 89 degrees 43 minutes 29 seconds right and run northerly a distance of 105.00 feet to a point; thence turn a deflection angle of 90 degrees 18 minutes 23 seconds right and run easterly a distance of 178.76 feet to a point on the same said westerly right of way line of said Highway No. 25; thence turn a deflection angle of 127 degrees 39 minutes 17 seconds right and run southwesterly along said right of way line a distance of 132.62 feet to the point of beginning; being situated in Shelby County, Alabama.

