

3 Parcels on West Highway 31

PID: 23 1 12 0 000 036.000; 23 1 12 0 000 036.001; & 23 1 12 0 000 036.004

A parcel of land lying in the NE 1/4 of the SE 1/4 of Section 12, Township 21 South, Range 3 West and more particularly described as follows:

Starting at the Northwest corner of the NE 1/4 of SE 1/4, Section 12, Township 21 South, Range 3 West, run Easterly along the North boundary line of said NE 1/4 of SE 1/4 a distance of 143.0 feet to a point on the Southwest R/W line of U.S. Highway #31; thence run Southeasterly along said Southwest R/W of said U.S. Highway #31 along a curve to the left a distance of 272.0 feet to an iron marker at a fence, the POINT OF BEGINNING; thence continue along the said R/W of said U.S. Highway #31 along said fence a distance of 125.0 feet to an iron marker at a fence corner; thence turn an angle of 48 degrees 02 minutes to the right and run southerly along a fence a distance of 185.5 feet to an iron marker in said fence; thence turn an angle of 90 degrees 00 minutes to the right and run Westerly a distance of 96.57 feet to an iron marker; thence run an angle of 90 degrees 00 minutes to the right and run Northerly a distance of 272.3 feet to the POINT OF BEGINNING. Said parcel of land lies in the said NE 1/4 of the SE 1/4, Section 12, Township 21, Range 3 West, Shelby County, Alabama.

and

TRACT A

Commence at the SE Corner of the NE 1/4 of the SE 1/4 of Section 12, Township 21 South, Range 3 West, Shelby County, Alabama; thence N00°28'19"W for a distance of 299.90' to the Southwesterly R.O.W. line of U.S. Highway 31; thence N44°52'31"W and along said R.O.W. line for a distance of 431.60' to the Northwesterly R.O.W. line of Fulton Springs Road; thence leaving said U.S. Highway 31 and along said Fulton Springs R.O.W. line, 800°18'05"W for a distance of 85.31'; thence S44°56'50"W and along said R.O.W. line for a distance of 190.06'; thence N46°58'47"W and leaving said R.O.W. line a distance of 139.50' to the POINT OF BEGINNING; thence S19°11'11"W a distance of 78.14' thence N80°37'40"W a distance of 297.48' thence N12°43'58"W a distance of 278.99"; thence S89°16'26"W a distance of 116.21'; thence N21°18'01"W a distance of 61.04'; thence N17°22'30"W a distance of 53.15'; thence N04°20'57"W a distance of 89.48'; thence S85°15'16"E a distance of 17.05'; thence N12°43'41"E a distance of 99.89'; thence N06°07'15"W a distance of 55.14' thence N21°07'33"W a distance of 169.49'; thence N06°31'58"E a distance of 78.09'; thence N40°13'02"E a distance of 70.01'; to the Southwesterly R.O.W. line of U.S. Highway 31, to a curve to the left, having a radius of 3353.43', subtended by a chord bearing of S44°14'48"E, and a chord distance of 228.52' thence along the arc of said curve and along said R.O.W. line for a distance of 228.56' thence S01°09'15"W and leaving said R.O.W. line a distance of 274.21'; thence S88°50'45"E a distance of 100.84'; thence S00°19'45"E a distance of 213.42'; thence S84°39'02"E a distance of 118.01'; thence S08°25'49"W a distance of 210.24'; thence S86°44'26"E a distance of 173.22' to the POINT OF BEGINNING.

Said Parcel containing 4.10 acres, more or less.