

**STATE OF ALABAMA  
DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES  
STATE LANDS DIVISION**

**INVITATION FOR BIDS FOR THE SALE OF STATE LAND  
LOCATED IN SHELBY COUNTY, ALABAMA**

Notice is hereby given pursuant to Code of Alabama, 1975, Section 9-15-70 et seq. that sealed bids for the sale of state property will be received by the State Lands Director until December 17, 2009 at 2:30 p.m., at which time all bids will be publicly opened and read in the office of the State Lands Division, Department of Conservation and Natural Resources, 464 Folsom Administrative Building, Montgomery, Alabama 36130-1901.

A parcel of land located in Township 22 South, Range 3 West, the SE/4 of the SE/4 of Section 20, in Shelby County, Alabama, situated on the UNIVERSITY OF MONTEVALLO Campus, being more particularly described as follows:

Commence at the SE corner of Section 20, marked by a found 1/2 inch open pipe; thence North 00°41'48" East a distance of 197.43 feet along the east line of said Section 20 to a set 5/8 inch capped rebar stamped #22093, said point also being the Point of Beginning of said parcel of land herein described; thence leaving said east line of said Section 20 and run South 51°12'49" West a distance of 107.90 feet to a set 5/8 inch capped rebar stamped #22093; thence North 88°37'03" West a distance of 143.83 feet to a found 1 inch open pipe bent over (replaced with 5/8 inch rebar with yellow APCO cap); thence North 41°37'17" West a distance of 74.99 feet to a set 5/8 inch capped rebar stamped #22093; thence North 50°20'04" East a distance of 363.70 feet to a point on the east line of said Section 20, marked by a set 5/8 inch capped rebar stamped #22093; thence South 00°42'43" West a distance of 84.95 feet along the east line of said Section 20 to a found 1/2 inch capped rebar; thence South 00°41'48" West a distance of 138.59 feet along the east line of said Section 20, to the point of beginning, containing 1.01 acres, more or less.

Any conveyance will be made subject to:

- 1) Reservation of all oil, gas and minerals rights; and
- 2) All other matters, reservations and restrictions of record; and

The minimum bid the above described property is \$150,000.

Each bid submitted must be accompanied by a certified or cashier's check in the amount of \$30,000, as a bid deposit made payable to the State Lands Division which will be forfeited if the bid is accepted and the Bidder does not complete the transaction. Any bid submitted without such check will not be considered. Unsuccessful bidders' deposits will be returned promptly following the bid opening. The successful bidder's deposits will be applied to the purchase price of the successful bid.

All bids submitted must be clearly marked on the outside of the envelope "SEALED BID FOR SHELBY COUNTY, ALABAMA, PROPERTY, NOT TO BE OPENED UNTIL DECEMBER 17, 2009 AT 2:30 P.M." and mailed to: State Lands Division, Room 464, Folsom Administrative Building, 64 North Union Street, Montgomery, Alabama 36130.

**NO BID SHALL BE RECEIVED FOR ANY REASON ANY TIME AFTER THE ADVERTISED DEADLINE.**

**The successful bidder must complete the transaction within 30 days of award or forfeit the bid deposit. Specification of a minimum bid amount to be considered does not suggest acceptance of any bid which may exceed that amount. The State does not warrant nor guarantee title to the lands herein advertised.**

**This sale is conducted pursuant to the provisions of the Alabama Land Sales and Leasing Act (Act 95-280) and/or other laws of the State of Alabama governing this transaction whether or not included in this notice. The State reserves the right to reject any or all bids and further reserves the right to negotiate a higher sale with the highest bidder. No sale may be made at a price less than the highest bid received or published minimum, whichever is highest. The State does not warrant nor guarantee title to the lands herein advertised or otherwise warrant or guarantee the condition of the land or improvements related to the land herein advertised.**

**The Department of Conservation and Natural Resources does not discriminate on the basis of race, color, religion, age, gender, national origin, or disability in its hiring or employment practices nor in admission to, access to, or operations of its programs, services, or activities.**

**The property may be inspected before December 17, 2009 at 2:30 p.m., by contacting the State Lands Division. Persons desiring further information regarding this sale may contact the State Lands Division at the above address, or by telephone at (334) 242-3484.**

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**Patricia J. Powell  
State Lands Director**

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**DATE**