

#500

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This instrument was prepared by

(Name) LARRY L. HALCOMB

ATTORNEY AT LAW

(Address) 3512 OLD MONTGOMERY HIGHWAY

HOMEWOOD, ALABAMA 35209

WARRANTY DEED - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten dollars and other valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

George P. Harden and wife, Peggy A. Harden

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Osborn Enterprises, Inc.

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 5, Block 1, according to the Plat of Woodford, a subdivision of Inverness, as recorded in Map Book 8, Page 51, in the Office of the Judge of Probate of Shelby County, Alabama.

This conveyance is subject to the following:

BOOK 342 PAGE 260

1. Ad Valorem taxes due and payable October 1, 1982.
2. Said property is subject to those Protective Covenants or Restrictions recorded in Miscellaneous Book 39 Pages 380-394 in the Office of the Judge of Probate of Shelby County, Alabama.
3. Easements, rights of way, and set-back lines of record.
4. Mineral and mining rights not owned by GRANTOR.
5. Any applicable zoning ordinances.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And ~~X~~ (we) do for ~~ourselves~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~X~~ (we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (we) will and ~~they~~ (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set OUR hands(s) and seal(s), this 3rd day of September, 1982

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
NOTICE WAS FILED

1982 SEP - 7 AM 11:20

Thomas A. Harden, Jr.
JUDGE OF PROBATE

Deed Tax
Rec. 1.50
1.00
3.00

George P. Harden
GEORGE A. HARDEN
Peggy A. Harden
PEGGY A. HARDEN

(Seal)
(Seal)
(Seal)

STATE OF ALABAMA
JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George P. Harden and wife, Peggy A. Harden whose name S are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of September, A.D., 1982

Osborn Enterprises
4424 - 7th Av. Wylam

[Signature]
Notary Public
Commission Expires 1/23/86