

This instrument was prepared by

This Form furnished by:

(Name) Courtney H. Mason, Jr.

(Address) P. O. Box 1007
Alabaster, AL 35007



Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

Corporation Form Warranty Deed

SEND TAX NOTICE TO:

James T. McMillan
6243 Sioux Lane, B'ham. A

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty Two Thousand Eight Hundred and no/100----- DOLLARS,

to the undersigned grantor, J. R. Scott Construction Company, Inc. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

James T. McMillan

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

Lot 70, according to Broken Bow, First Addition, Second Phase, as recorded in Map Book 8, Page 139, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$72,800.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 29th day of February, 19 84

ATTEST:

By J. R. Scott Construction Company, Inc.
J. R. Scott President

STATE OF Alabama

COUNTY OF Shelby

I, the undersigned J. R. Scott
hereby certify that

whose name as President of J. R. Scott Construction Company, Inc., a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 29th day of February, 19 84

STATE OF ALABAMA
NOTARY PUBLIC
1984 MAR -1 AM 10:00
see Mtg 444 1/63
J. R. Scott
J. R. Scott
J. R. Scott

a Notary Public in and for said County, in said State.
Deed Tax 10.00
Res 1.50
Ind 1.00
12.50