

This instrument was prepared by

(Name) Harold R. Walker

(Address) Pelham, Al



Jefferson Land Title Service Co., Inc.
318 21ST NORTH • P. O. BOX 10481 • PHONE 12861-228-6828
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twenty Thousand & no/100-----DOLLARS.

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

Harold R. Walker and wife Frances J. Walker

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

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

Lots 28 and 32, according to the survey of Hamlet, 5th Sector, as recorded

in Map Book 9, Page 70, in the Probate Office of Shelby County, Alabama.

Subject to easements, right of ways and restrictions of record.

Grantor reserves unto itself, its successors or assigns, all oil, gas, mineral and mining rights that it may own.

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

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

IN WITNESS WHEREOF, WE have hereunto set my (our) hand(s) and seal(s) this 10th
day of May, 19 85.

STATE OF ALA. SHELBY CO. *Rec'd May 20 1985*
I CERTIFY THIS INSTRUMENT WAS FILED *Rec 250*
1985 MAY 15 AM 8:56 *Ind 1.00* (SEAL)
23 50

James J. Walker
JUDGE OF PROBATE

Harold R. Walker (SEAL)

Frances J. Walker (SEAL)

(SEAL) (SEAL)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, **Fran W. Anderson**

a Notary Public in and for said County,

in said State, hereby certify that **Harold R. Walker and Frances J. Walker**

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 _____ day of _____ May, 19 85.

Fran W. Anderson
Notary Public
My Commission Expires July 26, 1988