

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA }
JEFFERSON COUNTY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Eight Thousand two hundred seventy-two (\$8,272.00) Dollars to the undersigned grantor, WEAVER AGENCY OF BESSEMER, 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 Calvin C. Wynn (herein referred to as GRANTEE, whether one or more) the following described real estate, situated in Shelby County, Alabama, to-wit;

Lot 3, according to the Survey of Chelsea South Estates, Sector One, as recorded in Map Book 8, Page 14, in the Probate Office of Shelby County, Alabama.

LESS AND EXCEPT: Title to all minerals within and underlying the premises, together with all mining rights, and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights.

SUBJECT TO: Right of way to Shelby County, Alabama, as filed in Deed Book 207, Page 52.

SUBJECT TO: Right of way granted to Alabama Power Company by instrument(s) recorded in Deed Book 102, Page 84; Deed Book 112, Page 64; and Deed Book 142, Page 247.

SUBJECT TO: 50 foot building line from Shelby County Highway No. 49 and 20 foot easement along rear lot as shown by recorded map.

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 GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of persons.

IN WITNESS WHEREOF, the said GRANTOR by its President Nelda Cofer Weaver, who is authorized to execute this conveyance, hereto set its signature and seal, this the 47th day of June, 1985.

ATTEST:

A. Glenn Weaver

WEAVER AGENCY OF BESSEMER, INC.

Nelda Cofer Weaver
Nelda Cofer Weaver, President

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that Nelda Cofer Weaver whose name as the President of WEAVER AGENCY OF BESSEMER, 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, she, 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 4th day of June, 1985.

Russell W. Leavay
Notary Public

This deed prepared by:
N. Allison
412 4th Avenue, Bessemer, Alabama

MY COMMISSION EXPIRES 9-27-87

BOOK 029 PAGE 267

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

1985 JUN -4 PM 2:37

Thomas W. Richardson, Jr.
JUDGE OF PROBATE

Deed 44. 8.30
Rec. 5.00
Jnd 1.00
74.30