

This instrument was prepared by

1167

This Form furnished by:

(Name) VALLEYDALE REALTY COMPANY

(Address) 4525 Valleydale Road-Birmingham, AL 35243



Cahaba Title, Inc.
Highway 31 South at Valleydale Rd., P.O. Box 689
Pelham, Alabama 35124
Phone (205) 988-5600
Policy Issuing Agent for
SAFECO Title Insurance Company

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of (\$12,000.00) TWELVE THOUSAND DOLLARS AND NO/100 -----DOLLARS,

to the undersigned grantor, J-MAR DEVELOPEMENT 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 SIX BUILDERS PROPERTIES

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY COUNTY, ALABAMA TO WIT:

Begin at the Southeast corner of Section 9, Township 19 South, Range 2 West, Shelby County, AL.; Thence run North along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 337.65 feet; Thence turn left $58^{\circ}00'15''$ and run Northwesterly a distance of 38.6 feet, more or less, to the centerline of the existing creek; Thence turn left and run South and Southwesterly along the centerline of said creek a distance of 695 feet, more or less, to the intersection with the South line of said Section 9; Thence turn left and run East along said South section line a distance of 544.4 feet, more or less, to the Southeast corner of said Section 9, and the point of Beginning. Containing 1.95 acres, more or less.

According to survey, May 23, 1986.

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090
BOOK

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1986 SEP 16 PM 2:15
Thomas P. Scarborough, Jr.
JUDGE OF PROBATE

1. Deed Tax \$ 12.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 15.50

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 authorized to execute this conveyance, hereto set its signature and seal, President, who is

this the 27 day of MAY, 1986

ATTEST:

Secretary

By

JAMES RAY MARTIN

President

STATE OF ALABAMA

COUNTY OF SHELBY
I, UNDERSIGNED

a Notary Public in and for said County, in said State,

hereby certify that JAMES RAY MARTIN

whose name as THE President of J-MAR DEVELOPMENT 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 27th day of May, 1986