

THIS INSTRUMENT PREPARED BY:
Charles A. J. Beavers, Jr.

Send Tax Notice To:

Burns Bros. Construction Co., Inc.

NAME: Bradley, Arant, Rose & White
ADDRESS: 1400 Park Place Tower
Birmingham, Alabama 35203

FIRST SOUTHERN FEDERAL SAVINGS & LOAN
RIVERCHASE BRANCH

P. O. BOX 36577

BIRMINGHAM, ALA. 35236

BIRMINGHAM ALA.

WARRANTY DEED (Without Survivorship)

Alabama Title Co., Inc.

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirteen Thousand and No/100 Dollars (\$13,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, James L. King, a married man,

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

Burns Bros. Construction Co., Inc.

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

Lot 5, according to the Survey of King's Meadow, First Sector, as recorded in Map Book 9, page 167, and amended in Map Book 10, page 12, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Current ad valorem taxes.
2. 35 foot building line running back from King James Drive, as shown by recorded map.
3. Right-of-way granted to Alabama Power Company by instrument(s) recorded in Volume 225, page 224, and Volume 55, page 454.
4. Right-of-way in favor of Alabama Power Company and South Central Bell Telephone Company by instrument(s) recorded in Volume 285, page 253.
5. Easement to Colonial Pipeline, as recorded in Volume 220, page 505.
6. Easements, restrictions, reservations, and rights-of-way of record.

All of the above purchase price was paid from a mortgage loan closed simultaneously herewith.

The grantor hereby certifies that the above described property does not constitute the homestead as defined by Code Section 6-10-2 of said grantor.

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 23rd day of October, 1986.

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

1986 NOV -3 AM 8:31

Thomas H. Beavers, Jr.
JUDGE OF PROBATE

James L. King (Seal)

(Seal)

(Seal)

BOOK 098 PAGE 144

Stamp Tax \$ 13.00 (Seal)
 Recording Fee 2.50 (Seal)
 Indexing Fee 1.00 (Seal)
 TOTAL 16.50

STATE OF ALABAMA }
Shelby COUNTY }

General Acknowledgment

I, Vicki Davis Burgess, a Notary Public in and for said County, in said State, hereby certify that James L. King, a married man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of October, 1986.

Vicki Davis Burgess (Seal)
Notary Public

My Commission Expires 9/23/90