

This instrument prepared by:
W. Howard Donovan, III, Esq.
Attorney at Law
2019 3rd Avenue, N., 3rd Fl.
Birmingham, Alabama 35203

Send Tax Notice to:

300 CANABA PARK SO.
BIRMINGHAM, AL 35243

#171,875-

STATE OF ALABAMA),
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration in hand paid to the undersigned Grantor, ALTADENA WOODS PARTNERSHIP, an Alabama General Partnership, ("Grantor") by the Grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto

Acton Investment Company

("Grantee", whether one or more), the following described real estate, situated in Jefferson County:

Lot(s) 1,2,3,4,5,6,7,8,9,10,11**5th Sector according to the Survey of Altadena Woods, 2nd and 5th Sector, as recorded in Map Book 151, Page 25, in the Probate Office of Jefferson County, Alabama and in Map Book 10, Page 54 in the Probate Office of Shelby County, Alabama.

This conveyance is subject to the following:

1. Ad valorem taxes for the year 1988, which said taxes are not due or payable until October 1, 1988.

2. 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 as recorded in Book 4245, Page 167.

3. The reservation and condition that the Grantee, for itself and on behalf of its successors, assigns, contractors, permittees, licensees and lessees, hereby releases and forever discharges Grantor, its successors and assigns, from any and all liability, claims and causes of action whether arising at law (by contract or in tort) or in equity because of past or future subsidence, if any, of the land herein conveyed, and any and all damage or destruction of property and injury to or death of person located in, on or under the surface of or over lands herein conveyed, as the case be, by reason of past mining and removal of minerals from the lands herein conveyed and/or adjacent and nearby lands.

4. Restrictions appearing of recording in Deed Book 3021, Page 408, Office of the Judge of Probate of Jefferson County, Alabama.

5. Fire dues payable to North Shelby Fire District.

TO HAVE AND TO HOLD, to the said Grantee, its successors and assigns forever.

All documents referred to above were filed for record in the Office of the Judge of Probate of Jefferson County, Alabama.

IN WITNESS WHEREOF, the said Grantor herein set its signature and seal, this the 14th day of Nov, 1986.

\$171,875 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

ALTADENA WOODS PARTNERSHIP,
an Alabama General Partnership

By:

Its:

[Signature]

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public, in and for
said County, in said State, hereby certify that JOHN B.
DAVIS, JR. whose name as Partner of Altadena Woods
Partnership, an Alabama General Partnership, is signed to
the foregoing warranty deed, and who is known to me,
acknowledged before me on this day, that being informed of
the contents of said warranty deed, he, as such Partner, and
with full authority, executed the same voluntarily for and
as the act of said General Partnership, 14th

GIVEN under my hand this 14th day of NOV
1986.

Harriet S. Heffels
Notary Public

My Commission Expires: 10/27/87



BOOK 101 PAGE 324

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

1986 NOV 20 PM 1:48

Thomas W. Henderson, Jr.
JUDGE OF THE EASE

1. Deed Tax	\$ <u>1.00</u>
2. Mtg. Tax	<u>0.00</u>
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>6.00</u>