

Send tax notice to:  
Spratlin & Edwards Const. Co., Inc.  
Rt. 1, Box 67-A  
Chelsea, AL 35043



<sup>799</sup>  
**JEFFERSON TITLE CORPORATION**  
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) Summey B. Higgins, Jr.

(Address) 300 Cahaba Park South, Suite 130, Birmingham, Alabama 35243

**WARRANTY DEED**

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventy Thousand Twenty & 00/100 dollars (\$70,020.00)

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

Acton Investment Co.

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

Spratlin & Edwards Construction Co., Inc.

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

Lots 11 and 12, 5th Sector, according to survey of Altadena Woods Subdivision as recorded in Map Book 151, Page 25, in the Probate Office of Jefferson County, Alabama. Situated in Jefferson County, Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1986.

Subject to restrictions, conditions, limitations, rights-of-way, easements and covenants of record.

\$70,020.00 of the purchase price recited above was paid from mortgage loans closed simultaneously herewith.

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~~ (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, I (we) have hereunto set my (our) hand(s) and seal(s) this 14<sup>th</sup>

day of November, 1986

(SEAL)

Donald M. Acton

(SEAL)

(SEAL)

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

(SEAL)

(SEAL)

1987 FEB 10 PM 1:21

(SEAL)

General Partnership Acknowledgement

THE STATE OF ALABAMA

Shelby

COUNTY

I, Summey B. Higgins, Jr.

said County, in said State, hereby certify that Donald M. Acton, a Notary Public, in and for whose name as partner of Acton Investment Co., a General Partnership, 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 General Partnership.

Given under my hand this the 14<sup>th</sup> day of November, 1986.

Jefferson Title

Summey B. Higgins, Jr.  
Notary Public

My Commission Expires March 31, 1989