

This instrument was prepared by

(Name) THERESA ANNE TKACIK

(Address) 6102 Valley Station Road, Helena, Alabama 35080

Form 1-1-8 Rev. 8-70

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,
1194

That in consideration of TWENTY-EIGHT THOUSAND DOLLARS AND NO/100's-----

to the undersigned grantor, HAVENWOOD PARK, INC. a corporation,
in hand paid by B. G. WINFORD BUILDERS, INC.

the receipt of which is hereby acknowledged, the said HAVENWOOD PARK, INC.

does by these presents, grant, bargain, sell and convey unto the said B. G. WINFORD BUILDERS, INC.

the following described real estate, situated in SHELBY COUNTY, ALABAMA:

Lot 2, Block 3, according to the survey of Havenwood Park, Second Sector, as recorded in Map Book 10, Page 47, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted. Title to minerals within and underlying caption lands with mining rights and privileges belonging thereto.

50-foot building set-back line from Hillandell Drive, as shown on recorded map of said sub-division, which has been amended by Variance to Restrictions allowing change to 35-foot building set-back line on said lot, said instrument recorded in Real Record 132, Page 362, in the Probate Office of Shelby County, Alabama.

10-foot utility easement over the Southeast and Southwest lot lines, as shown on recorded map of said sub-division.

Restrictions, as recorded in Real Record 096, Page 870, and amended in Real Record 132, Page 362, in the Probate Office of Shelby County, Alabama.

Permit to Alabama Power Company and South Central Bell Telephone Company, as recorded in Real Record 099, Page 464, in the Probate Office of Shelby County, Alabama.

The entire consideration of the purchase price recited above, was paid from a mortgage loan simultaneously herewith.

TO HAVE AND TO HOLD, To the said B. G. WINFORD BUILDERS, INC.

IT'S heirs and assigns forever.

does for itself, its successors

And said HAVENWOOD PARK, INC.
and assigns, covenant with said B. G. WINFORD BUILDERS, INC., IT'S

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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 B. G. WINFORD BUILDERS, INC., IT'S

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said HAVENWOOD PARK, INC.

by its

President, EMMETT W. CLOUD

, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 20th day of FEBRUARY, 19 89 .

ATTEST:

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

By

Secretary

89 FEB 23 AM 9:07

Emmett W. Cloud
President

STATE OF ALABAMA
COUNTY OF SHELBY

JUDGE OF PROBATE

a Notary Public in and for said County, in

I, THE UNDERSIGNED EMMETT W. CLOUD
said State, hereby certify that
whose name as President of HAVENWOOD PARK, 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 20th day of FEBRUARY, 19 89 .

J. Lane Taylor

Theresa A. Tkacik
Notary Public