

43196195

94348

Inst # 1993-00013

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

WARRANTY DEED

01/04/1993-00013
08:33 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
002 HCD 11.50

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and other good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, Budget Janitorial Supply, Inc. (herein referred to as "grantor"), grants, bargains, sells and conveys unto Steven L. Savage (herein referred to as "grantee"), the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land situated in Section 30, Township 20 South, Range 2 West, and Section 25, Township 20 South, Range 3 West, beginning more particularly described as follows: Commence at the NW corner of Section 30, Township 20 South, Range 3 West; thence South 0 deg. 10 min. 19 sec. East along West line of said section a distance of 1740.56 feet to the point of beginning; thence North 87 deg. 32 min. 49 sec. East a distance of 163.97 feet to the beginning of a curve to the right having a radius of 25 feet and a central angle of 92 deg. 16 min. 07 sec. and along the arc of said curve a distance of 40.26 feet to the end of said curve; thence South 0 deg. 10 min. 20 sec. East a distance of 122.80 feet to the beginning of a curve to the right having a radius 906.97 feet and a central angle of 3 deg. 42 min. 51 sec. and along arc of said curve a distance of 58.80 feet to the end of said curve; thence South 89 deg. 49 min. 40 sec. West and run 216.50 feet; thence North 0 deg. 10 min. 19 sec. West and run 198.87 feet; thence North 87 deg. 32 min. 49 sec. East and run 28.6 feet to the point of beginning; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to easements, mortgages and restrictions of record.

TO HAVE AND TO HOLD to the grantee, his heirs and assigns forever.

And grantor does for itself and for its successors and assigns, covenant with the said grantee, his heirs, successors and assigns, that grantor is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that grantor has a good right to sell and convey the same as aforesaid; that grantor will and its successors and assigns

1012 Colonial Dr.
Alabaster, AL
35007

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shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the grantor has hereunto set its hand and seal, this 26 day of June, 1992.

Witness:

BUDGET JANITORIAL SUPPLY, INC.

BY: Steven L. Savage, President
Steven L. Savage, President

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned authority, a notary public in and for said County, in said State, hereby certify that Steven L. Savage, whose name as President of Budget Janitorial Supply, Inc., a corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that he, being informed of the contents of the instrument, has executed the same as such officer and with full authority on the day the same bears date.

Given under my hand and official seal this 26th day of June, 1992.

Robert E. Land
Notary Public

My Commission Expires: 9-15-92

This instrument was prepared by
Douglas I. Friedman, Attorney
Suite 535
2000-A Southbridge Parkway
Birmingham, Alabama 35209

01/04/1993-00013
08:33 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE MCD 11.50

Inst # 1993-00013

STATE OF ALA. JEFFERSON CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON

JUL 17 1992

RECORDED & INDEXED
TAX HAS BEEN PAID ON THIS INSTRUMENT

JUDGE OF PROBATE

2500
800
1050