State of Alabama } Know all men by these presents: That for and in
Shelby County } consideration of the sum of Fifty and 00/100 Dollars to
the undersigned grantor The Alabama Baptist Encampment a body
corporate in hand paid by James H. Chapman receipt whereof
is hereby acknowledged said grantor does hereby grant bargain sell
and convey unto said James H. Chapman the following described real
estate situated in Shelby County Alabama, to wit: Lot Eight in Block
Seven according to the survey of the lands of the undersigned grantor
as shown by plat of said survey duly filed for record in the office
of the Judge of Probate of Shelby County Alabama, and recorded in Vol-
ume one of Maps at Page 27
To have and to hold to the said James H. Chapman heirs and assigns
forever. This conveyance is made however upon the conditions and
subject to the reservations hereinafter set forth to wit;
I- Said real estate shall not be granted, bargained, sold, conveyed or
leased to or in any other way owned by any person or persons other
than members of the white races, nor shall said property be oc-
cupied in any way by any person or persons other than mem-
bers of the white races, except as servants or employees of owners or
occupiers of said real estate who are members of such white races.
II. Said real estate shall be used for resident purposes only and
no business or trade of any sort shall be carried on upon same, nor
shall any intoxicating liquor or liquors be sold, bartered, traded or
given away upon said premises.
III. No buildings of any sort shall be erected upon said premises
within ten feet of the front boundary line of same.
IV. The owners and occupiers of said real estate shall at all times
comply with any and all reasonable regulations that may be
made by the grantor herein, or its successors or assigns as to the
disposal of garbage, sewerage and other refuse and with any
and all other reasonable sanitary rules and regulations that
may be made or promulgated by the grantor herein its success-
ors and assigns in the ownership or management of the prop-
erty now occupied and managed by the grantor herein as

a camp site and public meeting place.

V. The grantor herein expressly reserves for itself and its successors, assigns licensees and grantees the right to make any reasonable changes from time to time in the grade of the streets alleys and other public ways shown in the plat of its property above mentioned and also the right to construct or cause to be constructed on or under or upon said streets alleys and other public ways any and all telephone, telegraph or electric wires or lines any and all other lines or conduits for the carrying or transporting of water, gas, electricity, sewerage or other such public necessity and any and all steam, electric or other railways for the carrying of passengers and freight.

VI. The grantor herein reserves for itself and its successors assigns licensees and grantees the right to construct from time to time sewer and water line or lines or either along the boundary lines of said lots covering said sewer or water line or lines at a sufficient depth to protect the grantee herein named.

It is expressly understood and agreed that the conditions and restrictions above set forth shall constitute an easement running with the real estate hereby conveyed and binding upon the grantee herein and all subsequent owners of said premises or any part thereof in favor of the grantor herein and its successors, assigns licensees and grantees.

It is furthermore expressly understood and agreed that the violation by the grantee herein or his successors, assigns, licensees or grantees of any of the conditions and restrictions above set forth shall work a forfeiture of all the rights and title of said grantee his successors, assigns, licensees or grantees, in and to the property herein conveyed and said property shall thereupon revert to said grantor its successors or assigns.

For the consideration aforesaid the undersigned grantor does hereby covenant with the above named grantee that it is seized of an indefeasible estate in fee simple in and to said real estate; that it has a good right to sell and convey the same as aforesaid; that the same is free from all incumbrances, and that it will and its successors shall forever warrant and defend the title to the said real estate to the said grantee, heirs and assigns against the lawful claims of all persons.

In witness whereof did The Alabama Baptist Encampment has caused this deed to be executed on this the 2d day of November 1912 by its President who have been duly authorized thereto, and has caused its corporate seal to be affixed hereto in attestation thereof by its Secretary.

The Alabama Baptist Encampment (Seal)
By A. G. Moseley
President.

Attest: Harry L. Strickland
Secretary

Seal.

State of Alabama } I, N. J. Horsley a Notary Public in and for said
Shelby County } County in said State hereby certify that A. G. Moseley and Harry L. Strickland whose names as President and Secretary respectively of the Alabama Baptist, a corporation are

signed to the foregoing conveyance and who are known to me acknowledged before me on this day that being informed of the contents of this conveyance as such officers and with full authority executed the same voluntarily for and as the act of such corporation.
Given under my hand this the 2nd day of November 1912,

N. J. Horsley Notary Public.

The State of Alabama } I hereby certify that the within conveyance was
Shelby County } filed in this office for record Nov 16, 1912 at 3 o'clock P.M. and recorded in Deed Record 48 pages 431, and examined

A. O. Lingefore Judge of Probate.