

DEED

153

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

WHEREAS, upon a petition filed by Leeds Homes of Birmingham, Inc., a Tennessee corporation qualified to do business in the State of Alabama, in the District Court of the United States for the Eastern District of Tennessee, for Corporate Reorganization under Chapter X of the Chandler Act, being No. 19,987, which petition was approved by the Court and by order of the Court dated June 16, 1962, O. M. Tate, Jr. was duly appointed Trustee of said corporation and as Trustee was granted the power to sell and transfer the right, title and interest of said corporation in the real property held for sale by said corporation in the normal course of its business.

NOW THEREFORE, by virtue and in execution of the power to him granted by said Court and of every other power and authority him hereto enabling, O. M. Tate, Jr., Trustee, as the duly appointed Trustee of the estate of Leeds Homes of Birmingham, Inc., hereinafter referred to as "Grantor", in consideration of the sum of One (\$1.00) Dollar and other good and valuable considerations to him in hand paid by _____

Etowah Lumber Company, Gadsden, Alabama,
(Address)

hereinafter referred to as "Grantee" has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said Grantee, the following described real estate, situated in _____
Shelby County, State of Alabama, to wit:

Commence at the NE corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ Section 33 Township 17 Range 1 East. From said corner go S 87 degrees 30' W along $\frac{1}{4}$ Section $\frac{1}{4}$ Section 112 ft. Thence S 2 degrees 30' E 86 ft. for a point of beginning. Thence S 87 degrees 30' W 100 feet Thence S 2 degrees 30' E 160 ft. to the County road. Thence N 79 degrees 20' E 103.3 ft. Thence N 2 degrees 30' W 100 ft. to the point of beginning. Being the same property conveyed to Leeds Homes of Birmingham, Inc. by deed from Lillian Gullledge, a widow, dated the sixth day of September 1961 and appearing of record in Deed Book _____ page _____ in the office of the Judge of Probate for Shelby County, Alabama.

This conveyance is made and accepted subject to any unpaid realty taxes on the property which Grantee assumes.



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(Insert at end of description the next immediate source of title, showing how title was derived by Grantor.)

Ala.

reserving, however, unto the Grantor, his successors and assigns, all minerals in, upon, or under said premises.

TO HAVE AND TO HOLD the above described property, together with the appurtenances and hereditaments thereunto belonging or in anywise appertaining, unto the Grantee, his (their) heirs and assigns forever, with whom the Grantor covenants insofar as he can and ought so to do by virtue of the powers and authority vested in him as Trustee that the said premises are free from all encumbrances made or suffered by him and that he will warrant and defend the title to said premises against the lawful claims and demands of all persons claiming by, through or under the Grantor, but not otherwise.

IN WITNESS WHEREOF, the Grantor, as Trustee, has set his hand and seal on this the 21st day of August, 1963.

O. M. Tate, Jr. (L.S.)
O. M. Tate, Jr., Trustee

Witness:

Lynn Davis
Edith A. Smith

STATE OF TENNESSEE)
) ss.
COUNTY OF KNOX)

I, Sam Shoud Hobbs, a Notary Public in and for said County, in said State, do hereby certify that on the 21st day of August, 1963 came before me the within named O. M. Tate, Jr., Trustee of Leeds Homes of Birmingham, Inc. whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that being informed of the contents he executed the same voluntarily in the capacity therein stated on the date the same bears date.

Given under my hand and official seal this the 21st day of August, 1963.

Sam Shoud Hobbs
Notary Public

My Commission Expires:
My comm. expires Aug. 7, 1967

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON
10/8/63 1963
RECORDED & MTG. TAX
& \$1.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Charles M. Jacobson
CLERK OF PROBATE