

5033

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Thousand and no/100 Dollars

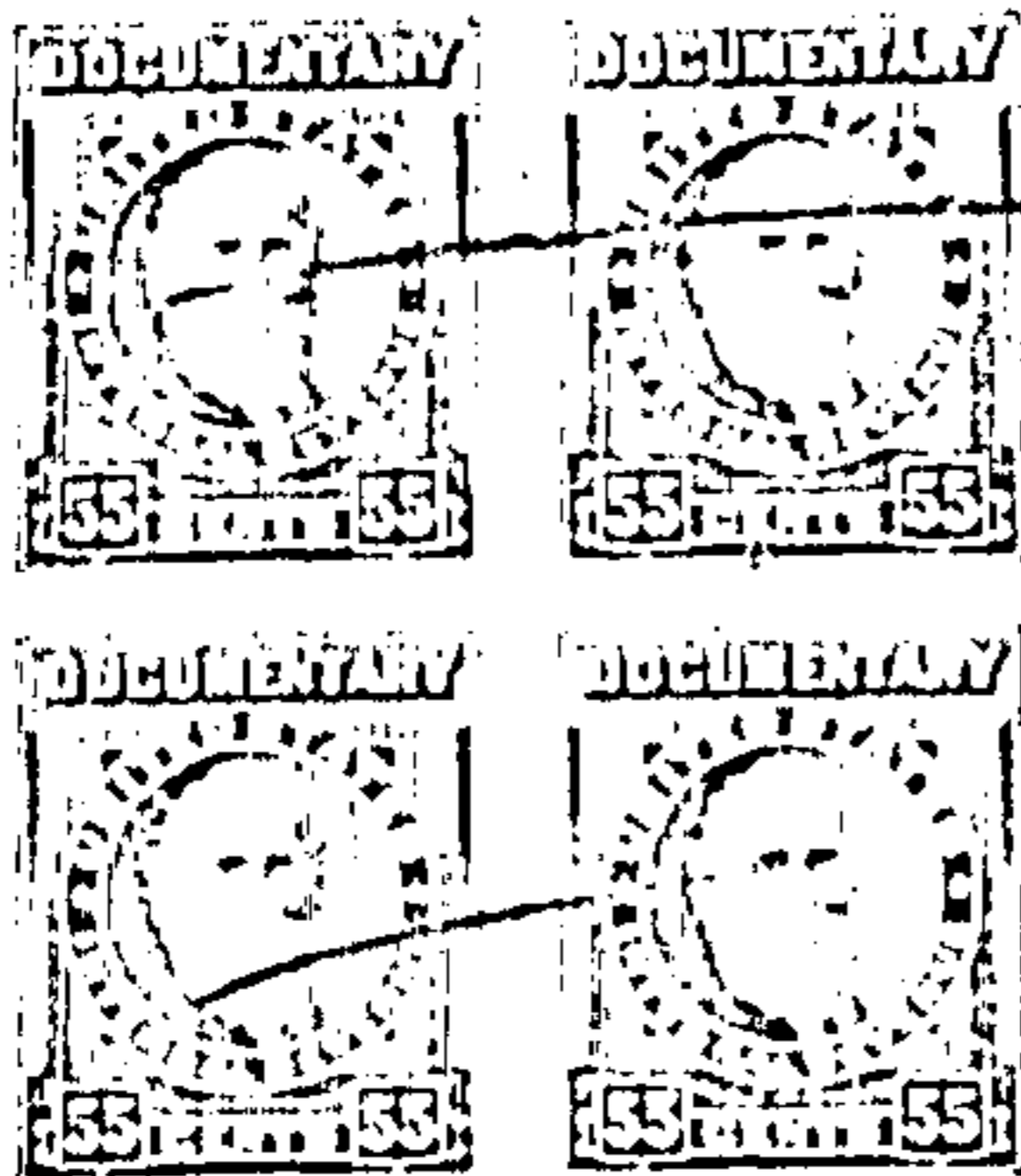
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Robert H. Mount and wife, Rena W. Mount

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

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

Lot 4 of Calmont Subdivision of SW 1/4 of NE 1/4, Section 2, Township 24, Range 12 East, Shelby County, Alabama, as shown by map of said Subdivision on record in Map Book 4 page 4 in the Probate Office of Shelby County, Alabama.

Subject to the following restrictions: No dwelling house shall be erected upon the above described land of which the main portion of said house contains less than 1200 square feet. This restriction shall be a covenant running with the land and a violation of the same may be enjoined in any Court of competent jurisdiction.



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 am (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 11th day of June, 1964

STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED ON 6/22/64 (SEAL) RECORDED & MTD. TAX & S. TAX HAS BEEN PD. ON THIS INSTRUMENT (SEAL) M. E. Padgett (SEAL) JUDGE OF PROBATE

Robert H. Mount (SEAL)

Rena W. Mount (SEAL)

STATE OF ALABAMA SHELBY COUNTY

General Acknowledgment

I, W. R. Broadhead a Notary Public in and for said County, in said State, hereby certify that Robert H. Mount and wife, Rena W. Mount

whose name(s) 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of June A.D. 1964

W. R. Broadhead Notary Public

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