

This instrument was prepared by

(Name) Mary E. Stark
2233-4th Avenue North
(Address) Birmingham, Alabama.

Form 1-1-6 Rev. 1-66
CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA }
COUNTY OF ~~JEFFERSON~~ SHELBY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventeen Thousand Five Hundred Fifty and no/100 - - - DOLLARS,

to the undersigned grantor, Realty Brokers, Inc., a corporation,
in hand paid by Larry M. Petty

the receipt of which is hereby acknowledged, the said Realty Brokers, Inc.,

does by these presents, grant, bargain, sell and convey unto the said
Larry M. Petty, an unmarried man.

the following described real estate, situated in Shelby County, State of Alabama, to-wit:

Lot 4, in Block 2, according to the Survey of Armstrong Estates, First Sector, as recorded in Map Book 5, at page 19, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to reservation of mineral and mining rights as shown by instrument recorded in Deed Volume 103, at page 100, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to easements and front building set back restriction as shown by map recorded in Map Book 5, at page 19, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to restrictions as shown by instrument recorded in Deed Volume 244, at page 215, and amended by instrument recorded in Deed Volume 262, page 529, Deed Volume 262, at page 841, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to right of way to Alabama Power Company as shown by instrument recorded in Deed Volume 52, page 285; Deed Volume 136, page 538; Deed Volume 118, page 302; Deed Volume 241, page 345 and Deed Volume 206, at page 175, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to right of way to Alabama Power Company and Southern Bell Telephone and Telegraph Company as shown by instrument recorded in Deed Volume 248, page 215, and Deed Volume 262, page 17, in the office of the Judge of Probate of Shelby County, Alabama.

As a part of the consideration of this conveyance, the grantee herein assumes and agrees to pay the state ~~TO HAVE AND TO HOLD, TO THE SAID~~ county and city taxes for the current tax year ending September 30, 1971.

TO HAVE AND TO HOLD unto the said Larry M. Petty, his heirs and assigns forever.

And said Realty Brokers, Inc., does for itself, its successors
and assigns, covenant with said Larry M. Petty, his

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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
Larry M. Petty, his

heirs, executors and assigns forever, against the lawful claims of all persons. Except as set out herein to be executed in its name by R. P. Sexton, its President, its signature to be attested and

IN WITNESS WHEREOF, the said Realty Brokers, Inc., has caused these presents/ ~~its~~
its seal ~~President~~ affixed by William H. Francis, its Secretary, both of whom are thereunto
~~authorized to execute this conveyance~~

~~Signature of William H. Francis~~ this the 6th day of April, 1971
\$16,800.00 of the purchase price
recited above was paid from REALTY BROKERS, INC.,
mortgage loan made simultaneously
herewith.

ATTEST:
~~Signature of William H. Francis~~
Its Secretary

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, Mary E. Stark, a Notary Public in and for said County, in said State, hereby certify that R. P. Sexton and William H. Francis, whose names as President and Secretary respectively of Realty Brokers, Inc., ~~are~~
are ~~are~~ 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, they as such officers 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 6th day of April, 1971.

19710408000013170 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/08/1971 12:00:00 AM FILED/CERT

~~Signature of Mary E. Stark~~
Notary Public

REC. BK. & INDEX AS SHOWN ABOVE
UCC FILE NUMBER ON
1971 APR 8 AM 9:50
STATE OF ALABAMA, SHELBY CO.
INDEXED BY THIS
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