

This instrument prepared by

(Name) John C. Hensley

(Address) 524 North 21st St., B'ham, Alabama

6545
Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred - - - - - (\$100.00) - - - - - and NO/100 DOLLARS
and other good and valuable considerations:

to the undersigned grantor (whether one or more), in hand paid by the grantee hereinafter named, whereof is acknowledged, I
or we,

William A. McKean and wife, Louise B. McKean

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

K & R Development, Incorporated

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 4, Block 6, according to the Plat of Kerry Downs, a
subdivision of Inverness, as recorded in Map Book 5,
Page 135-6, in the Office of the Judge of Probate of
Shelby County, Alabama.

Subject to: Protective covenants or restrictions recorded in Miscellaneous
Book 5, Pages 86 through 89, inclusive, in the Office of the
Judge of Probate, Shelby County, Alabama.
Zoning ordinances pertaining to said property.
Easements and restrictions of record.



19740626000031530 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/26/1974 12:00:00AM FILED/CERT

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 en-
cumbrances, 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 5th

day of June, 1974

BOOK 287 PAGE 503

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

Reed, June 15:00
1974 JUN 26 AM 8:59

U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE

General M. Boulton

JUDGE OF PROBATE

(SEAL)

William A. McKean

(SEAL)

(SEAL)

Louise B. McKean

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama

Jefferson

COUNTY

General Acknowledgment

I, the undersigned

a Notary Public in and for said County,

in said State, hereby certify that William A. McKean and wife, Louise B. McKean

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 5th day of June

John C. Hensley
Notary Public