

This instrument was prepared by
(Name) L. S. Evins, III

(Address) 2131 Magnolia Avenue, Birmingham, Alabama 35205

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Jefferson and ~~XXXX~~
Shelby Counties

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Thousand, Seven Hundred-Fifty and no/100 and other
good and valuable consideration

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

William J. Acton and ^{wife} Martha E. Acton

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

Johnson-Rast and Hays Company, a corporation

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

Lots 41, 42, 43, 44, 45 and 46 according to Altadena Bend, Second Sector
as recorded in Map Book 5, page 131, in the Probate Office of Shelby County,
Alabama.

SUBJECT TO:

1. Taxes due in the year 1975, which are a lien but not due and payable until October 1, 1975.
2. Easement and building line as shown by recorded map.
3. Restrictions contained in Real 919, page 12, Real 934, page 303, in the Probate Office of Jefferson County, Alabama.
4. Agreement to Alabama Power Company recorded in Real 934, page 331, in said Probate Office.
5. Agreement relating to installation of sanitary sewers recorded in Real 944, page 453, in said Probate Office.
6. Right of way to Alabama Power Company recorded in Real 950, pg. 69, in said Probate Office.

STATE OF ALA. JEFFERSON CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON

JAN 28 REAL 1142 PAGE 210
2 01 PM '75

REC'D 25⁰⁰ & \$25⁰⁰ DEED TAX HAS BEEN
PD ON THIS INSTRUMENT.

James M. ...

25⁰⁰
215

2715

its successors

TO HAVE AND TO HOLD to the said grantee, ~~XXXX~~ and assigns forever.

And ~~XXXX~~ (we) do for ~~XXXX~~ (ourselves) and for ~~XXXX~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, ~~XXXX~~ it
~~XXXX~~ and assigns, that ~~XXXX~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; that ~~XXXX~~ (we) have a good right to sell and convey the same as aforesaid; that ~~XXXX~~ (we) will and ~~XXXX~~ (our)
heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, ~~XXXX~~ and assigns forever.
against the lawful claims of all persons.

its successors

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 20th
day of January, 1975.

(Seal)

(Seal)

(Seal)

William J. Acton
William J. Acton

Martha E. Acton
Martha E. Acton

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, said State,
hereby certify that William J. Acton and Martha E. Acton
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 20th day of January, A. D., 1975

Commission Expires March 13, 1977

Notary Public.