

This instrument was prepared by

(Name) First Real Estate Corporation of Alabama

(Address) P. O. Box 371, Pelham, Alabama 35124

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One dollar and no/100---(1.00) 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,

Charles R. Parrish and wife, Patricia Parrish

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

J. D. Scott Construction Co., Inc.

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

Shelby

Lots 4 and 5, Block 1, Shelena Estates as recorded in Map Book 5, Page 25 as appears of record in the Office of the Judge of Probate of Shelby County, Alabama. There is excepted from this conveyance all coal, oil, gas and other minerals.

The above property is sold subject to the following restrictions:

- (1) No house shall be erected on any lot having less than 1,200 square feet of floor space and must be equipped with indoor toilet facilities. Under no condition will outdoor toilets be permitted on the property. (2) No structures of temporary character such as trailers, tents, barns or other out buildings shall be used as residence either temporarily or permanently. (3) No building shall be closer than 35 feet from the front of property line. (4) Septic tanks shall be installed for sewage disposal. Said installations shall be in accordance with the Health Department regulations of Shelby County, Alabama. (5) Any residence erected on said lot or lots shall be of brick or brick veneer construction or at least up to the windows (6) Except easement to the Alabama Power Company.

19760721000067560 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/21/1976 12:00:00AM FILED/CERT

STATE OF ALABAMA, SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
1976 JUL 21 AM 9:36
JUDGE OF PROBATE
C. J. J. J. J.

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 14th
day of July, 1976.

_____(Seal)
_____(Seal)
_____(Seal)

X Charles R. Parrish (Seal)
X Patricia A. Parrish (Seal)
_____(Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, Donald R. Murphy, a Notary Public in and for said County, in said State, hereby certify that Charles R. Parrish & Patricia Parrish 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 14th day of July, A. D., 1976.

Donald R. Murphy
Notary Public.

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