

Shelby

OK OFB

(Name) Kam McDaniel

(Address) 1641 Riderwood Trail B'ham, Alabama 35214

Form 1-1-5 Rev. 1-66

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA



19760915000088260 1/1 \$.00
Shelby Cnty Judge of Probate, AL
09/15/1976 12:00:00AM FILED/CERT

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100 dollars and the execution of DOLLARS,
a purchase money mortgage in the amount of \$ 7,500.00

to the undersigned grantor, A & S Development Corporation
in hand paid by Levey-Abbott Realty Company, Inc. a corporation,

the receipt of which is hereby acknowledged, the said A & S Development Corporation

does by these presents, grant, bargain, sell and convey unto the said Levey-Abbott Realty Company, Inc.

the following described real estate, situated in Shelby County, Alabama

Lot 14, Block 1, according to the amended map of Awtrey and Scott Addition to Altadena South as recorded in Map Book 5, page 123, in the Probate Office of Shelby County, Alabama

This conveyance executed subject to the following:

1. Taxes due in the year 1976 which are a lien but not due and payable until October 1st, 1976.
2. Easement and building line as shown by recorded map.
3. Mineral and mining rights and rights incident thereto recorded in Volume 4, page 466, and Volume 356, in the Probate Office of Shelby County, Alabama.
4. Right of way to Alabama Power Company recorded in Volume 102, page 52, and Volume 187, page 377, in said Probate Office.
5. Restrictions contained in Misc. Volume 3, page 468 amended by Misc. Volume 3, page 873, in said Probate Office.
6. Right of way to Alabama Power Company and Southern Bell Telephone and Telegraph Company recorded in Volume 279, page 57, in said Probate Office.

TO HAVE AND TO HOLD, To the said Levey-Abbott Realty Company, Inc., its successors

and assigns forever.

And said A & S Development Corporation does for itself, its successors
and assigns, covenant with said Levey-Abbott Realty Company, Inc., its successors

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 Levey-Abbott Realty Company, Inc., its successors

and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said A & S Development Corporation by its
President, , who is authorized to execute this conveyance,

has hereunto set its signature and seal, this the 23rd day of August, 1976 .

A & S DEVELOPMENT CORPORATION

By H. Albert Awtrey, President

STATE OF ALABAMA
COUNTY OF SHELBY
JUDGE OF PROBATE
Deed Sep 1.00
1976 SEP 15 PM 1:55
INSTRUMENT WAS FILED
THIS CERTIFY THAT
STATE OF ALA SHELBY CO
BOOK 300 PAGE 839

I, the undersigned Bonnie J. Jennings a Notary Public in and for said County, in said State, hereby certify that H. Albert Awtrey whose name as President of A & S Development Corporation a 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, he, as such officer 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 23rd day of August, 1976 .

