

This instrument was prepared by

(Name) Dorothy B. Davis

(Address) 1031 So. 21st Street, B'ham, Ala 35205

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19761106000107890 1/2 \$.00

Shelby Cnty Judge of Probate, AL

11/06/1976 01:00:00 AM FILED/CERT

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighteen Thousand & no/100 - - - Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, John B. Davis, partner, H. M. Davis, Jr., partner and Ted A. Holder, partner doing business as Deerwood Lake, a partnership

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

Samuel Stayer

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

Lot E-1, according to Map of Deerwood Lake, as recorded in Map Book 6, Page 30, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

The within described property is conveyed subject to the following:

1. Taxes for 1976 and subsequent years.
2. Restrictive covenants and conditions filed for record on Aug. 1, 1974, in Misc. Book 9, Page 432.
3. Utility easements as shown on recorded map of said subdivision.
4. Title to one-half interest in mineral rights as reserved in deed to Charles O'Neal Bailey and Patricia Bailey, recorded in Deed Book 199, Page 523, in Probate Office.
5. Easement to Plantation Pipe Line Company dated Aug. 18, 1941, and recorded in Deed Book 112, Page 329, in Probate Office, across SW $\frac{1}{4}$ of Sec. 18, Twp. 19, R-2-E.
6. Easements to Colonial Pipe Line Company dated Sept. 20, 1962, and recorded in Deed Book 222, Page 475, and dated April 19, 1971, and recorded in Deed Book 267, Page 333, in Probate Office, across SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 18, Twp. 19, Range 2 East.
7. Restrictions as shown on Map of said subdivision.
8. Transmission line permit to Alabama Power Company and Southern Bell Telephone and Telegraph Co. dated April 18, 1975, and recorded in Deed Book 292, Page 353, in Probate Office, and permit to Southern Bell Telephone and Telegraph Co. dated June 14, 1976, and recorded in Deed Book 299, Page 702, in Probate Office.

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, have hereunto set hands(s) and seal(s), this 21st day of October, 1976.

DEERWOOD LAKE,
an Alabama General Partnership

John B. Davis, General Partner (Seal)

H. M. Davis, Jr., General Partner (Seal)

Ted A. Holder, General Partner (Seal)

General Acknowledgment

(See Acknowledgment on back of deed)

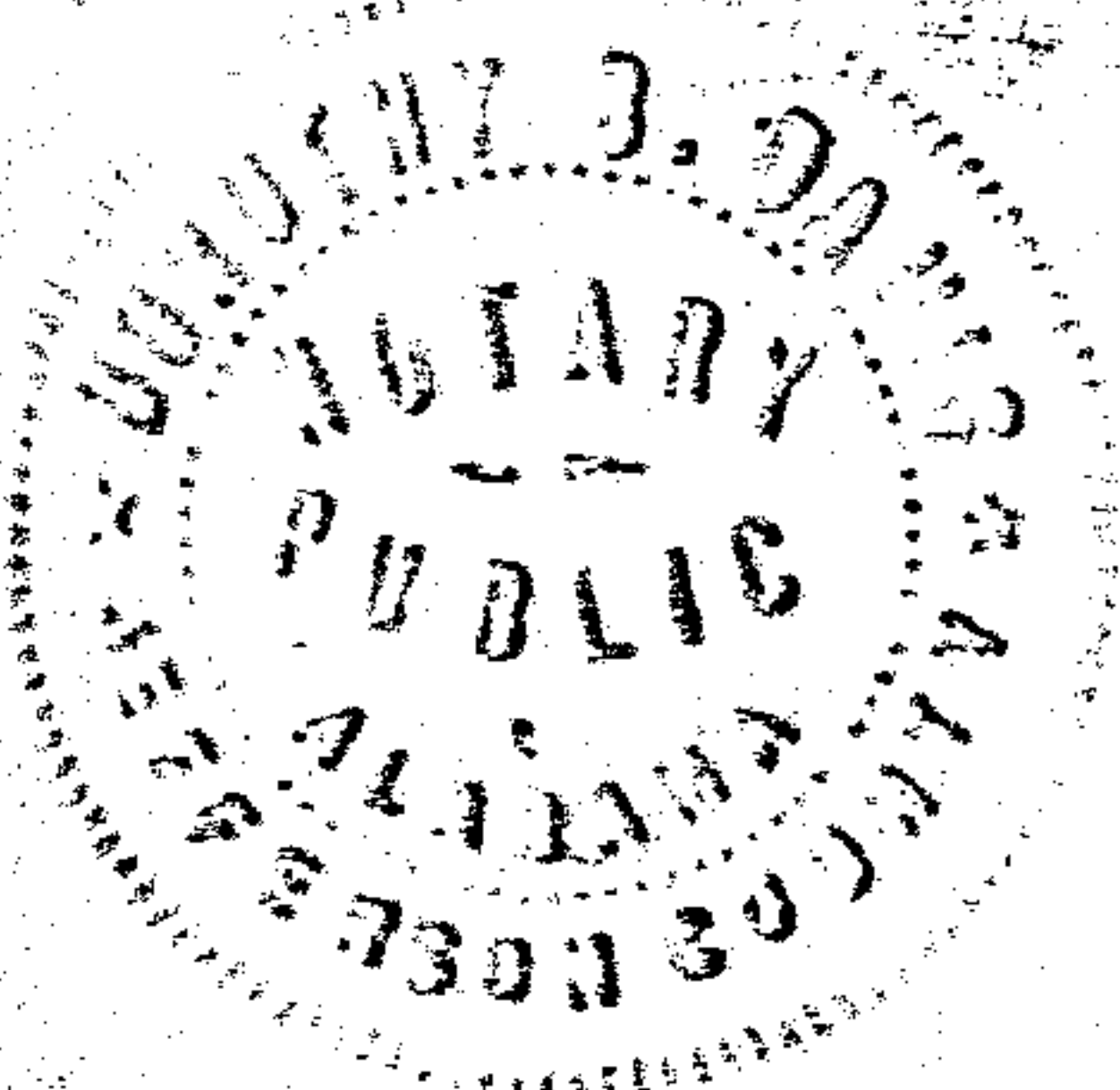
STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Ted A. Holder, H. M. Davis, Jr., and John B. Davis, whose names as general partners of Deerwood Lake, an Alabama General Partnership, 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 said conveyance, they, as such general partners, executed the same voluntarily for and as the act of said general partnership.

Given under my hand and official seal, this the 21st day of October 1976.

Donette B. Davis
Notary Public

My comm. exp. 1/9/77



19761106000107890 2/2 \$.00
Shelby Cnty Judge of Probate, AL
11/06/1976 01:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 NOV - 6 AM 8:35
Dec 1st 1800
Conceded
JUDGE OF PROBATE

BOOK 302 PAGE 28

ARRANTY DEED

STATE OF ALABAMA,
County.

Samuel Stayer

H. M. Davis, Jr.,

A. Holder

TO

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$
CORD FEE \$
TOTAL \$

300
100

TURN TO: Pracker Laddes Given + Bushinsky
City Federal/Beag
Blaw 35203