

This instrument was prepared by

(Name) Joe A. Scotch, Jr.
(Address) 5353 Highway 280 South, Birmingham, Alabama 35243

CORPORATION FORM WARRANTY DEED- LAND TITLE COMPANY OF ALA., Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-six Thousand Three Hundred & no/100-----DOLLARS,
to the undersigned grantor, Scotch Building & Development Co., Inc. a corporation,
in hand paid by
Hinton Construction & Development, Inc.
the receipt of which is hereby acknowledged, the said
Scotch Building & Development Co., Inc.
does by these presents, grant, bargain, sell and convey unto the said
Hinton Construction & Development, Inc.
the following described real estate, situated in Shelby County, Alabama to wit:

Lots 8, 9, 10, 11, 43 and 44, Wagon Trace Subdivision as recorded in Map
Book 6, Page 140 in the Probate Office of Shelby County, Alabama.

This conveyance is subject to:

- 1.) Taxes due Oct. 1, 1977 and subsequent years.
- 2.) Mineral and mining rights reserved in deed from Alabama State Land
Company to E. F. DeBardlebon, dated June 7, 1906, and recorded in
Deed Book 42, Page 246, in the Probate Office of Shelby County, Ala-
bama, viz: "Reserving all coal, iron ore and other minerals and
usual mining rights and privileges."
- 3.) Restrictive covenants recorded in miscellaneous Volume 18, Page 589
in the Probate office of Shelby County, Alabama.

TO HAVE AND TO HOLD, To the said Hinton Construction & Development, Inc.
its heirs and assigns forever.

And said Scotch Building & Development Co., Inc. does for itself, its successors
and assigns, covenant with said Hinton Construction & Development, Inc. its

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, 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 Hinton Construction & Development, Inc

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

IN WITNESS WHEREOF, the said Scotch Building & Development Co., Inc. by its
Vice-President, Joe A. Scotch, Jr., who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 9th day of February, 1977.

ATTEST:

Scotch Building & Development Co., Inc.
By: Joe A. Scotch, Jr. Vice-President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that Joe A. Scotch, Jr.
whose name as Vice-President of Scotch Building & Development Co., Inc.
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

9th day of February, 1977.

Return to
B.D.N.P.

Notary Public
Commission Expires July 16, 1980