

KNOW ALL MEN BY THESE PRESENTS, That, for and in consideration of
Nineteen Thousand and NO/100 (\$19,000.00)+++++++ Dollars, to the under-
signed grantor, Terrell B. Bird & wife, Pat M. Bird

in hand paid by Lewis T. Phillips, Jr.

the receipt whereof is hereby
acknowledged we do grant, bargain, sell and convey unto the said Lewis T. Phillips, Jr.

the following described real estate, to-wit:

Lot 13, Block 2, according to the Plat of Applecross, a subdivision of
Inverness, as recorded in Map Book 5, Page 42, in the Office of the
Judge of Probate of Shelby County, Alabama.

This conveyance is subject to the following:

1. Ad Valorem taxes due and payable October 1, 1977.
2. Said property is subject to those protective covenants or
restrictions recorded in Miscellaneous Book 10, Pages 515-527,
in the Office of the Judge of Probate of Shelby County, Alabama,
as amended by instrument recorded in Miscellaneous Book 13,
Pages 154-167, inclusive, in the said Probate Office.
3. Easements, rights of way, and setback lines of record.

TO HAVE AND TO HOLD, to the said GRANTEE, Its successors and assigns
forever.

19770809000082910 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/09/1977 12:00:00AM FILED/CERT

Shelby
situated, lying and being in the County of ~~Covington~~, State of Alabama.

TO HAVE AND TO HOLD to the said Lewis T. Phillips, Jr.
heirs and assigns forever, And we do, for ourselves and for our heirs, executors
and administrators, covenant with the said Lewis T. Phillips, Jr.
heirs and assigns, that we are
lawfully seized in fee simple of said premises; that they are free from all incumbrance, and that we
have a good right to sell and convey the same as aforesaid; that we will and
our heirs, executors and administrators, shall warrant and defend the same to said
Lewis T. Phillips, Jr. heirs, executors and
assigns forever against the lawful claims of all persons.

Given under our hands and seals this 14th day of June, 19677

Attest:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Ad J. B. 19.00
1977 AUG -9 PM 12:28

Terrell B. Bird (L.S.)

Pat M. Bird (L.S.)

Per 150 (L.S.)

End 1.15 (L.S.)

JUDGE OF PROBATE

THE STATE OF ALABAMA, COVINGTON COUNTY. \$21.50

I Ouida Meeks in and for said State and County,
hereby certify that Terrell B. Bird & Pat M. Bird, his wife
whose name s are signed to the foregoing conveyance, and who are known to me, acknowledge before
me on this day that being informed of the contents of this conveyance they executed the same voluntarily
on the day the same bears date.

Witness my hand, this the 14th day of June, 19677

Ouida Meeks Notary Public

OFFICE OF JUDGE OF PROBATE

THE STATE OF ALABAMA, COVINGTON COUNTY.

I certify that the within Deed was filed in this office for record on the _____ day of _____
_____, 196____ at _____ o'clock _____ M., and recorded in Book _____ of _____
Page _____ and that \$ _____ Privilege tax has been paid, as required by law.

Judge of Probate

Land J.

BOOK 307 PAGE 125