

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

7408

Form 1-1-6 Rev. 8-70

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

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIX THOUSAND, FIVE HUNDRED & NO/100(\$6,500.00) DOLLARS,

to the undersigned grantor, Shelby Shores, Inc., a corporation,
in hand paid by

Joe M. Foster

the receipt of which is hereby acknowledged, the said Shelby Shores, Inc.

does by these presents, grant, bargain, sell and convey unto the said Joe M. Foster

the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot No. 13 according to the Map of the 1974 Addition of Shelby Shores, Phase II, as recorded in Map Book 6, page 33, in the Probate Office of Shelby County, Alabama.

SUBJECT to Restrictions as shown of record in the Probate Office of Shelby County, Alabama in Miscellaneous Book 9, page 579.

Subject to Easement to Alabama Power Company and Southern Bell Telephone & Telegraph Co. recorded in Deed Book 292, page 361; Subject to rights acquired by Alabama Power Company by deed recorded in Deed Book 253, pages 116 and 120; Subject to permits to Alabama Power Company recorded in Deed Book 225, pages 918 and 921 and in Deed Book 151, page 91; Subject to permit to South Central Bell as evidenced by document recorded in Deed Book 300, page 250. Subject to easements and building set back line as shown on map of said subdivision. Subject to easements as recorded in Deed Book 225, page 453 and in Deed Book 260, page 706.

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Shelby Cnty Judge of Probate, AL
02/07/1978 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD, To the said Joe M. Foster, his

heirs and assigns forever.

And said Shelby Shores, Inc. does for itself, its successors,
and assigns, covenant with said Joe M. Foster, his

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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

Joe M. Foster, his

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

IN WITNESS WHEREOF, the said Shelby Shores, Inc. by its

President, Frank Ellis, Jr., who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 1st day of February, 1978.

ATTEST:

James Brasher

STATE OF ALA. SHELBY CO.
I CERTIFY THIS BY
INSTRUMENT WAS FILED
Secretary

SHELBY SHORES, INC.,

Frank Ellis, Jr.

President

STATE OF ALABAMA
COUNTY OF SHELBY

1978 FEB -7 AM 11:32

Thomas G. Snowden, Jr.
JUDGE OF PROBATE

Deed 6.50
Rec. 1.50
Ind. 1.00
9.00

I, the undersigned said State, hereby certify that Frank Ellis, Jr. whose name as President of Shelby Shores, 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.

a Notary Public in and for said County, in

Given under my hand and official seal, this the 1st day of February, 1978.

Garrett Cannon

Notary Public

W.B.H.2.