

THIS INSTRUMENT WAS PREPARED BY:

Name: H. B. Nelson, Jr. 837
Address: P. O. Box 43248; Birmingham, Alabama 35243

STATE OF ALABAMA)

D E E D

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of SIXTY FOUR THOUSAND EIGHT HUNDRED SEVENTY THREE DOLLARS AND NO CENTS (\$64,873.00) to the undersigned GRANTOR, 2154 TRADING CORPORATION, a corporation, D/B/A INVERNESS, (herein "GRANTOR"), in hand paid by WALTER E. LUFT AND LORE LUFT (WIFE) (herein referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto the said GRANTEE, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 48, Block 2, according to the Plat of Selkirk, a subdivision of Inverness, as recorded in Map Book 6, Page 163, 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, 19 78.
2. Said property is subject to those protective covenants or restrictions recorded in Miscellaneous Book 21, Pages 10-22, in the Office of the Judge of Probate of Shelby County, Alabama.
3. Easements, rights of way, and set-back lines of record.
4. Mineral and mining rights not owned by GRANTOR.
5. Any applicable zoning ordinances.

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

IN WITNESS WHEREOF, the GRANTOR has caused this conveyance to be executed by the respective duly authorized officers thereunto on this 24th day of March, 19 78.

I CERTIFY THIS INSTRUMENT WAS FILED See Reg. 377-250
Need tax - 33.00
INTD APR 25 AM 9:43 1109
Rec - 1.50
25.50
JUDGE OF PROBATE 2154 TRADING CORPORATION
E. B. Dwyer
Vice President

STATE OF Georgia
COUNTY OF De Kalb

19780425000049130 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/25/1978 12:00:00AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that C. E. Dwyer, whose name as Vice President of 2154 Trading 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 24th day of March, 19 78.

C. E. Dwyer
Notary Public

Notary Public Georgia State at Large
Notary Public License No. 117-81

Birmingham

AND LOAN ASSOCIATION