

1377

THIS INSTRUMENT PREPARED BY:

NAME: Daniel M. Spitler, Attorney
1970 Chandalar South Office Park
ADDRESS: Pelham, Alabama 35124

Form 1-1-6

CORPORATION FORM WARRANTY DEED— ALABAMA TITLE CO., INC., BIRMINGHAM, ALA.

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty-One Thousand Eight Hundred and No/100-----DOLLARS,

to the undersigned grantor, River Oaks Dev., Inc., a corporation,
in hand paid by L. S. Ward, Inc., a corporation,

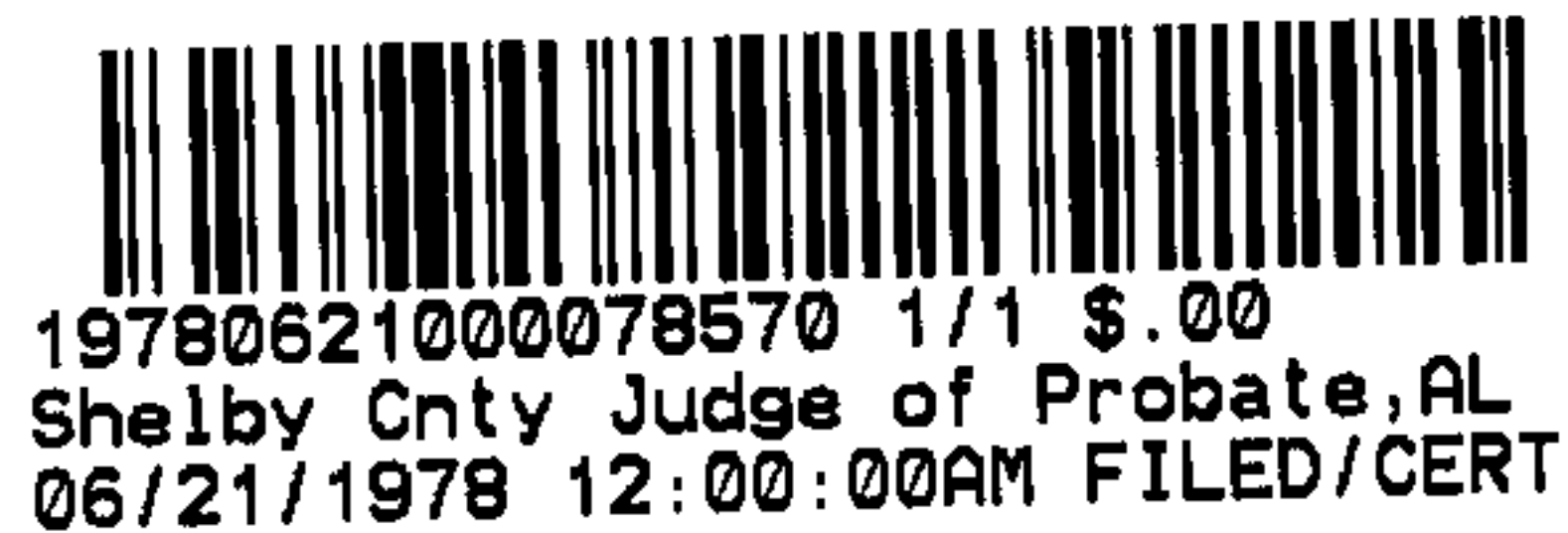
the receipt of which is hereby acknowledged, the said
River Oaks Dev., Inc., a corporation,

does by these presents, grant, bargain, sell and convey unto the said

L. S. Ward, Inc., a corporation,
the following described real estate, situated in Shelby County, Alabama, to-wit:

Lots 4 and 61, according to the Survey of Quail
Run, as recorded in Map Book 7, Page 22, in the
Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.



TO HAVE AND TO HOLD, To the said L. S. Ward, Inc., a corporation, its succes-
sors ~~XXXX~~ and assigns forever.

And said River Oaks Dev., Inc., a corporation, does for itself, its successors
and assigns, covenant with said L. S. Ward, Inc., a corporation, its successors

~~XXXX~~ and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,
except as shown 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 L. S. Ward, Inc., a corpora-
tion, its successors

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

IN WITNESS WHEREOF, the said River Oaks Dev., Inc., a corporation, by its
President, Aubrey A. Byrd, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 30th day of May, 19 78.

ATTEST:

RIVER OAKS DEV., INC.

STATE OF ALABAMA
COUNTY OF SHELBY

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

1978 JUN 21 AM 9 05

JUDGE OF PROBATE

By Aubrey A. Byrd President
Deed 32.00
Rec. 1.50
Dud. 1.00
34.50

I, the undersigned, a Notary Public in and for said County, in
said State, hereby certify that Aubrey A. Byrd,
whose name as President of River Oaks Dev., 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 30th day of May, 1978.

Daniel M. Spitler
Notary Public