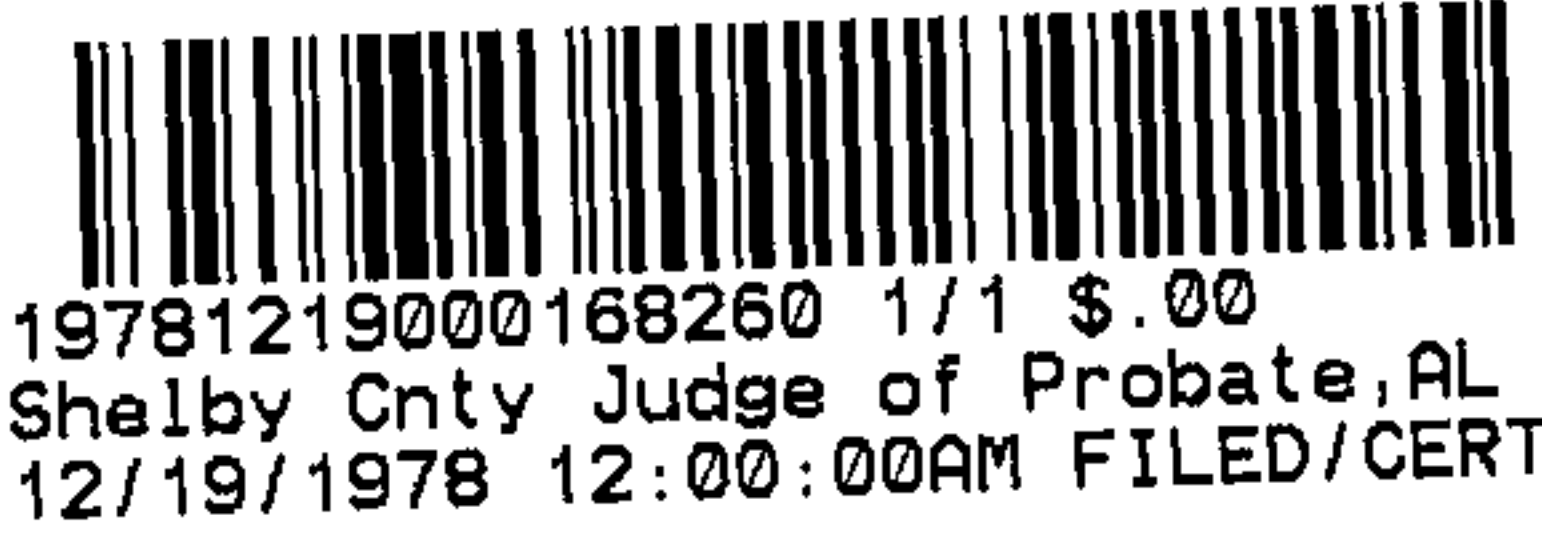


705

NAME: Mr. Mike Halter, Vice President



ADDRESS: Central Bank of Birmingham
P. O. Box 10566
Birmingham, Alabama 35296

Form 1-1-6

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

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

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

to the undersigned grantor, Central Bank of Birmingham a corporation,
in hand paid by James H. Scogin, Jr. and wife, Anne S. Scogin

the receipt of which is hereby acknowledged, the said Central Bank of Birmingham

does by these presents, grant, bargain, sell and convey unto the said James H. Scogin, Jr. and wife, Anne S. Scogin, Jointly with the right of survivorship.

the following described real estate, situated in

Lct 6, in Block 5, according to a resurvey, as recorded in Map Book 6, Page 97, in the Office of the Judge of Probate of Shelby County, Alabama, of Applecross, a subdivision of Inverness subject to:

1. Advalorem taxes for the year 1978 and subsequent years.
2. Restrictions appearing of record in Misc. Volume 10, Page 557; Misc. Volume 10, Page 515; and amended in Misc. Volume 13, Page 154; and Misc. Volume 17, Page 183.
3. Right of Way granted to Alabama Power Company by instrument(s) recorded in Shelby Deed Volume 293, Page 755; Deed Volume 291, Page 386; and Misc. Volume 10, Page 558.
4. 15 foot easement along the southwesterly lot line; and 10 foot easement along the rear or southeasterly lot line as shown on recorded map.
5. All rights outstanding by reason of statutory right of redemption from the above foreclosure of that certain mortgage given by Edward N. Bull and Bernadine Bull to Central Bank of Birmingham, recorded in Shelby Mortgage Volume 364, Page 913, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, To the said James H. Scogin, Jr. and wife, Anne S. Scogin for and during their joint lives and upon the death of either of them then to the survivor heirs and assigns forever.

And said Central Bank of Birmingham does for itself, its successors and assigns, covenant with said James H. Scogin, Jr. and wife, Anne S. Scogin

heirs 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 James H. Scogin, Jr. and wife, Anne S. Scogin

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

IN WITNESS WHEREOF, the said Central Bank of Birmingham by its Vice -President, Mike Halter, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of July, 19 78

ATTEST:
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DEED WAS FILED
See not 382 7/14
Rec. 150
5250
JUDGE OF PROBATE
STATE OF ALA. SHELBY CO.
CENTRAL BANK OF BIRMINGHAM
Secretary
By: Mike Halter
Vice - President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that Mike Halter whose name as Vice President of Central Bank of Birmingham 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 31st day of July, 1978

James H. Scogin
50 #1 Wagon Drive
B'ham - Ala 35243

Notary Public