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Shelby Cnty Judge of Probate, AL
04/03/1979 12:00:00AM FILED/CERT

THIS INSTRUMENT PREPARED BY:

NAME: James E. Burford, III
Suite 200, 500 Hoover Plaza
ADDRESS: 500 Southland Drive
Birmingham, AL 35226

Form 1-1-5

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

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

(\$22,460.03)

That in consideration of Twenty-two Thousand Four Hundred Sixty & 08/100/ DOLLARS,

to the undersigned grantor, Johnson, Rast and Hays Co., Inc., a corporation,
in hand paid by Applegate Realty, Inc.

the receipt of which is hereby acknowledged, the said Johnson, Rast and Hays Co., Inc.

does by these presents, grant, bargain, sell and convey unto the said Applegate Realty, Inc.

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

348 300
BOOK 348 PAGE 300
Lots 6 and 39 according to the map and survey of Riverchase West, Second Addition, as recorded in Map Book 7, Page 59, Office of Judge of Probate of Shelby County, Alabama. Subject to: The lien of all taxes for the year 1979, and thereafter; easement as shown by recorded plat; title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, recorded in Volume 127, Page 140, in the Probate Office of Shelby County, Alabama; right of way to Alabama Power Company as recorded in Volume 131, Page 389, Volume 133, Page 291 and Volume 136, Page 31, in the said Probate Office; protective covenants, as recorded in Misc. Volume 14, Page 536 and amended in Misc. Volume 17, Page 550, in the said Probate Office.

TO HAVE AND TO HOLD, To the said Applegate Realty, Inc.,

its heirs and assigns forever.

And said Johnson, Rast and Hays Co., Inc. does for itself, its successors and assigns, covenant with said Applegate Realty, Inc., its

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 Applegate Realty, Inc., its

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

IN WITNESS WHEREOF, the said Johnson, Rast and Hays Co., Inc. by its

President, Robert E. Reed

, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the

day of March, 1979

ATTEST:

JOHNSON, RAST AND HAYS CO., INC.

By Robert E. Reed
ROBERT E. REED President

STATE OF ALABAMA
COUNTY OF

I, the undersigned, Robert E. Reed, a Notary Public in and for said County, in said State, hereby certify that Robert E. Reed, whose name as President of Johnson, Rast and Hays Co., 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 30 day of March, 1979.

Barbara C. Middleton
Notary Public