This instrume——prepared by

404

(Name) Diane S. McBride

(Address) Rt. 2 Box 1415, Alabaster, Alabama 35007

CORPORATION FORM WARRANTY DEED - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eight thousand two hundred twenty and no/100----------DOLLARS, ($8220.00)

to the undersigned grantor, Deer Springs Estates Inc., a corporation, in hand paid by

Paul D. Todd

the receipt of which is hereby acknowledged, the said Deer Springs Estates Inc.

does by these presents, grant, bargain, sell and convey unto the said Paul D. Todd

the following described real estate, situated in

Lot 13 of Deer Springs Estates - Second Addition, as recorded in Map Book 5, Page 85 in the office of the Judge of Probate in Shelby County, Alabama, subject to easements for public utilities, pipe lines, restrictive covenants, conditions and limitations which pertain to said lot and any mineral mining rights not owned by Deer Springs Estates Inc.

BOOK 319 PAGE 466

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Shelby Cnty Judge of Probate,AL
05/10/1979 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD, To the said Paul D. Todd,

his heirs and assigns forever.

And said Deer Springs Estates Inc. does for itself, its successors and assigns, covenant with said Paul D. Todd, his

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 Paul D. Todd, his

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

IN WITNESS WHEREOF, the said Deer Springs Estates Inc. by its President, Henry K. McBride, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 3rd day of April, 19 79.

ATTEST:

DEER SPRINGS ESTATES INC.

By Henry K. McBride
President

Secretary

Deed Sec Mtg 391-
Rec. 1.50
Mtg 1.00
2.50

STATE OF ALABAMA
COUNTY OF SHELBY } 10 P 2 39

I, a Notary Public in and for said County, in said State, hereby certify that Henry K. McBride whose name as President of Deer Springs Estates 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 10 day of May, 19 79.

Notary Public