THIS INSTRUMENT WAS PREPARED BY:

Name: Nancy E. Johannaber Hammer

Address: 47 Perimeter Center E., NE; Suite 650; Atlanta, GA 30346

STATE OF ALABAMA

COUNTY OF SHELBY)

DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of SIXTY SEVEN THOUSAND NINE HUNDRED DOLLARS AND NO CENTS (\$67,900.00) to the undersigned GRANTOR, 2154 Trading Corporation, a corporation, d/b/a INVERNESS, (herein "GRANTOR") in hand paid by ROBERTA LEIGH HITE (A Single Woman)

(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:

Condominium Unit Number 313 of CAMBRIAN WOOD CONDOMINIUM, a condominium according to the Declaration of Condominium Ownership of CAMBRIAN WOOD CONDOMINIUM recorded in Book 12, beginning at page 87, and amended by Misc. Book 13, page 2; Misc. Book 13, page 4 and Misc Book 13, page 344, in the office of the Judge of Probate of Shelby County, Alabama.

Together with an undivided .0133124 percent interest appurtenant to said unit in the common elements as set forth in Exhibit C of said Declaration, and

Together with all of its appurtenances according to the Declaration.

This conveyance is subject to the following:

- 1. Ad valorem taxes due and payable October 1, 1979.
- 2. Easements, rights of way, setback lines of record and any applicable zoning ordinances.
- 3. Mineral and mining rights not owned by GRANTOR.
- 4. Subject to all of the provisions of the aforesaid Declaration of Condominium Ownership; and the GRANTEE assumes and agrees to observe and to perform all obligations of GRANTEE under the Declaration, including but not limited to the payment of assessments for the maintenance and operation of the aforesaid Unit and condominium.

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

\$61,100 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

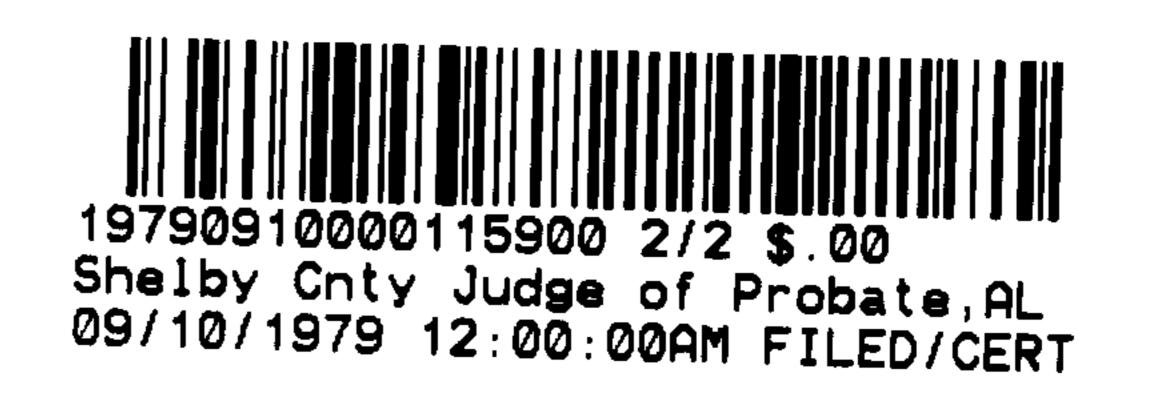


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	to be executed by the restable this the	19 <u>17.</u>
		2154 TRADING CORPORATION
		By
		Vice President
	STATE OF SPECIAL	
	COUNTY OF A COUNTY	
PAGE 893	I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that	
	Given under my hand and official seal, this the $\frac{27}{3}$ day of	
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		Notary Public
		Notary Public Georgia Clato & India V10 Notary Public Georgia Clato & India V10 Notary Public Georgia Expires: 9-20-82
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