

CC 45701

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american title insurance company

This instrument was prepared by 2119 3RD AVENUE NORTH • BIRMINGHAM, AL 35203 • (205) 254-8080

(Name) Harold R. Walker

(Address) 2105 Old Montgomery Highway, Pelham, Alabama 35124

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 Thirty-six Thousand-----DOLLARS,

to the undersigned grantor, Royal Development, Inc. a corporation,
in hand paid by Royal Homes, Inc. a corporation

the receipt of which is hereby acknowledged, the said Royal Development, Inc.

does by these presents, grant, bargain, sell and convey unto the said Royal Homes, Inc.

the following described real estate, situated in Shelby County, Alabama. Lots 7, 14, 15, and 60
First Phase
Royal Oaks, 3rd Sector/ as recorded in Map book 8, page 1, Probate Office of Shelby
County, Alabama.

Subject to easements, rights-of-way and restrictions recorded in public records.

19791213000162200 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/13/1979 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD, To the said Royal Homes, Inc.

its heirs and assigns forever.

And said Royal Development, Inc. does for itself, its successors
and assigns, covenant with said Royal Homes, Inc.

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, 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
Royal Homes, Inc.

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

IN WITNESS WHEREOF, the said Royal Development, Inc. by its
Vice President, Harold Walker, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 12th day of December, 1979.

ATTEST: deed tax 36.00
rec 1.50
ind 1.00
38.50

STATE OF ALABAMA, SHELBY CO.
I CERTIFY THIS
Secretary

By *Harold R. Walker*
Vice President

STATE OF ALABAMA
COUNTY OF SHELBY

DEC 13 AM 9:52
JUDGE OF PROBATE

I, *Rebecca J. Carter* a Notary Public in and for said County, in
said State, hereby certify that *Harold R. Walker*
whose name as Vice President of *Royal Development 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 12th day of December, 1979.

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