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

STATE OF ALABAMA

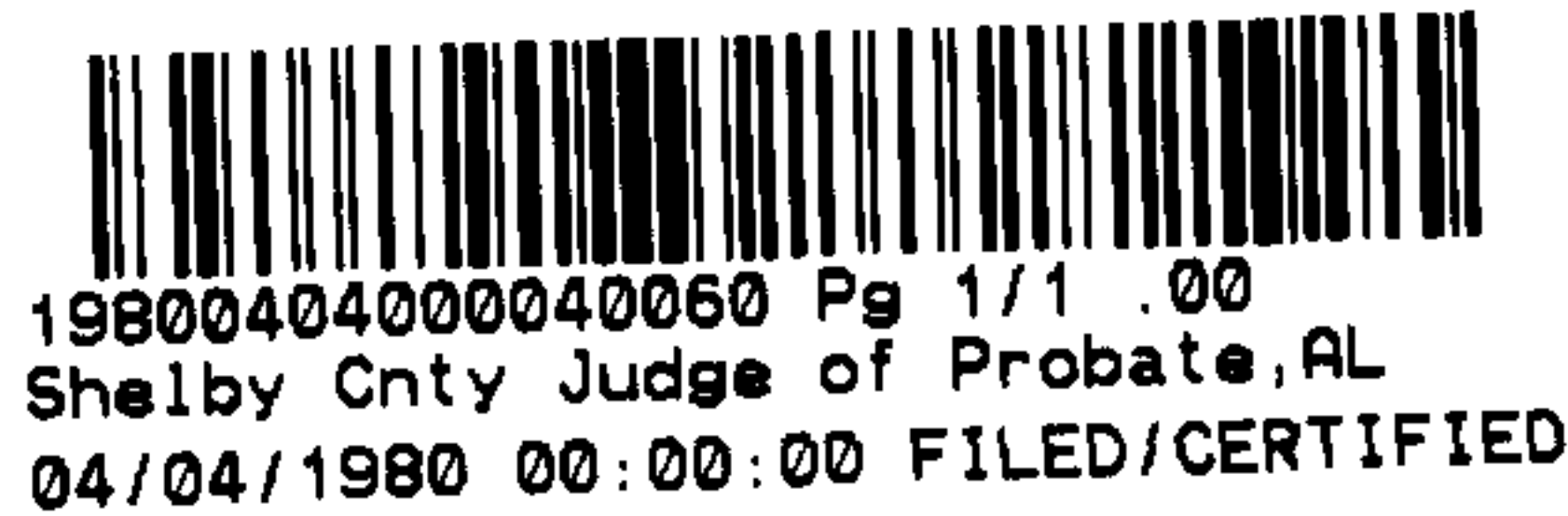
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty Eight Thousand Five Hundred and no/100---DOLLARS, (\$88,500.00)

to the undersigned grantor, Riverchase Town Homes I, LTD, a corporation, in hand paid by Lamont Major, Jr.

the receipt of which is hereby acknowledged, the said Riverchase Town Homes I, LTD, does by these presents, grant, bargain, sell and convey unto the said Lamont Major, Jr.



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

Lot 11 according to the survey of Davenport's Addition to Riverchase West, Sector 1, as recorded in Map Book 8 page 9 & 9A, in the Probate Office of Shelby County, Alabama.

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BOOK 325

Subject to easements of record and current year taxes. Subject to restrictions recorded in Misc. Vol 14, page 536, and Vol 319, page 411, and amended by Misc. Vol. 17, page 550 and Misc. Vol. 35, page 389, in the PRObate Office of Shelby County, Alabama.

ALSO Subject to the Party Wall agreements signed simultaneously with this document or which maybe signed at different times but which relate to the adjoining parcels of real property.

NOTE: \$70,800.00 of the above reicted purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said Lamont Major, Jr.

heirs and assigns forever.

And said Riverchase Town Homes I, LTD and assigns, covenant with said Lamont Major, Jr.

does for itself, its successors

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 Lamont Major, Jr.

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

IN WITNESS WHEREOF, the said Riverchase Twon Homes I, LTD by its General Partner, James D. Davenport, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of March, 19 80 .

ATTEST: STATE OF ALA. SHELBY CO. Sec 101-401-
I CERTIFY THIS
INSTRUMENT WAS FILED Sec 1800
1980 APR 4 AM 8:39 Sec 150
Secretary 2050

By James D. Davenport
General Partner
Riverchase Town Homes I, LTD

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that James D. Davenport whose name as General Partner of Riverchase Town Homes I, LTD 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 March, 19 80 .

Notary Public
My Comm. STATE OF ALA. 1982

Kenneth D. Wallis