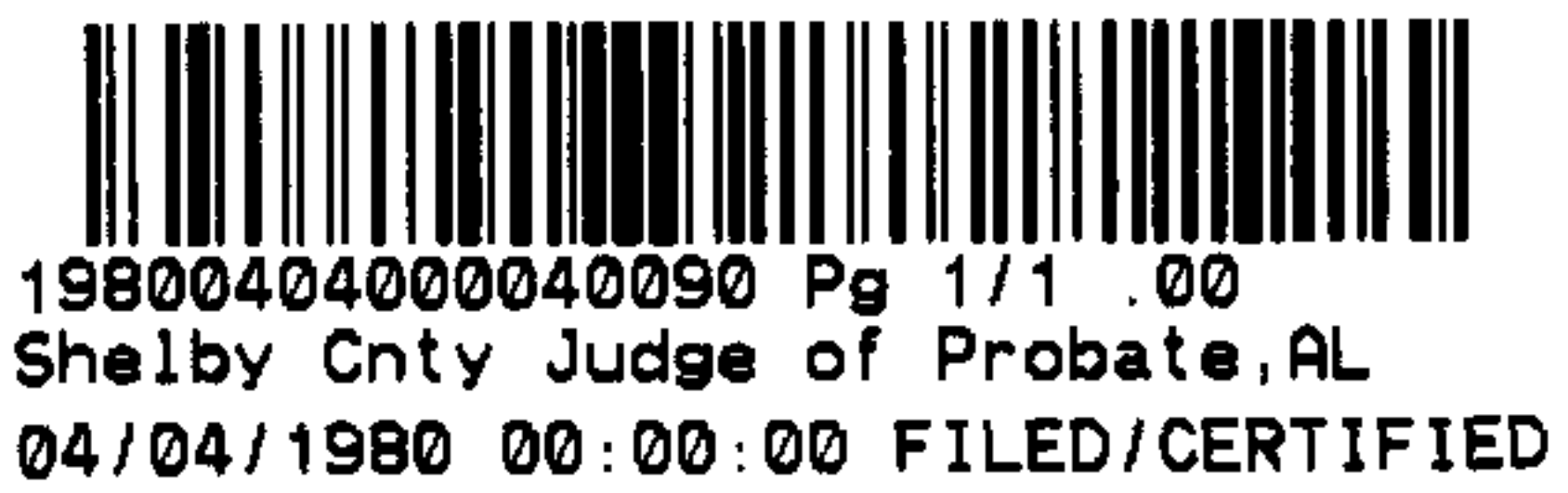


This instrument was prepared by
(Name) Robert O. Driggers, Attorney
(Address) 1736 Oxmoor Road, Homewood, Alabama 35209

Form 1-1-27 Rev. 1-66
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA }
Jefferson COUNTY } KNOW ALL MEN BY THESE PRESENTS:



That in consideration of Ten Thousand and No/100-----
and the assumption of the hereinafter described mortgage

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Eloise Theobald, unmarried; Faye Woods and husband, Charles K. Woods

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

James P. Valentine

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 2, in Block 3, of the resurvey of Farris-Smith Subdivision, as
shown by map recorded in Map Book 4, Page 60, in the Probate Office
of Shelby County, Alabama, the same being located in the SW 1/4 of
SW 1/4 of Section 35, Township 20 South, Range 3 West, Shelby
County, Alabama.

This conveyance is subject to the following:

1. Taxes for 1980, a lien but not due or payable until 10/1/80.
(#13 7 353 002 06).
2. 30 foot building set back line from 7th Avenue as shown on recorded map.
3. Restrictions appearing of record in Deed Book 165, Page 518.
4. Right of Way in favor of Alabama Power Company and Southern Bell
Telephone & Telegraph Company by instrument(s) recorded in Deed Book 167,
Page 137; and Deed Book 209, Page 251.

As part of the purchase price and consideration for this deed, the grantee
herein assumes and agrees to pay the indebtedness evidenced by that certain
mortgage to Real Estate Financing, Inc., recorded in Mortgage Book 382, Page
487, and transferred and assigned to Federal National Mortgage Association, by
instrument recorded in Misc. Book 27, Page 440.

\$5,000 of the consideration recited above was paid by a purchase money
second mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES,
their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our)
heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever,
against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 28
day of March, 1980.

see Nty 401-972
Deed TAX \$5.00 (Seal)
Doc 2.00 STATE OF ALA. SHELBY CO. (Seal)
Jud 1.00 I CERTIFY THIS (Seal)
8.00 INSTRUMENT WAS FILED (Seal)
1980 APR -4 AM 9:00 (Seal)

Eloise Theobald (Seal)
ELOISE THEOBALD
Faye Woods (Seal)
FAYE WOODS
Charles K. Woods (Seal)
CHARLES K. WOODS

STATE OF ALABAMA
Jefferson COUNTY JUDGE OF PROBATE

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Eloise Theobald, unmarried; Faye Woods and husband, Charles K. Woods
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me
on this day, that, being informed of the contents of the conveyance they executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 28 day of March, A. D., 1980.

Notary Public