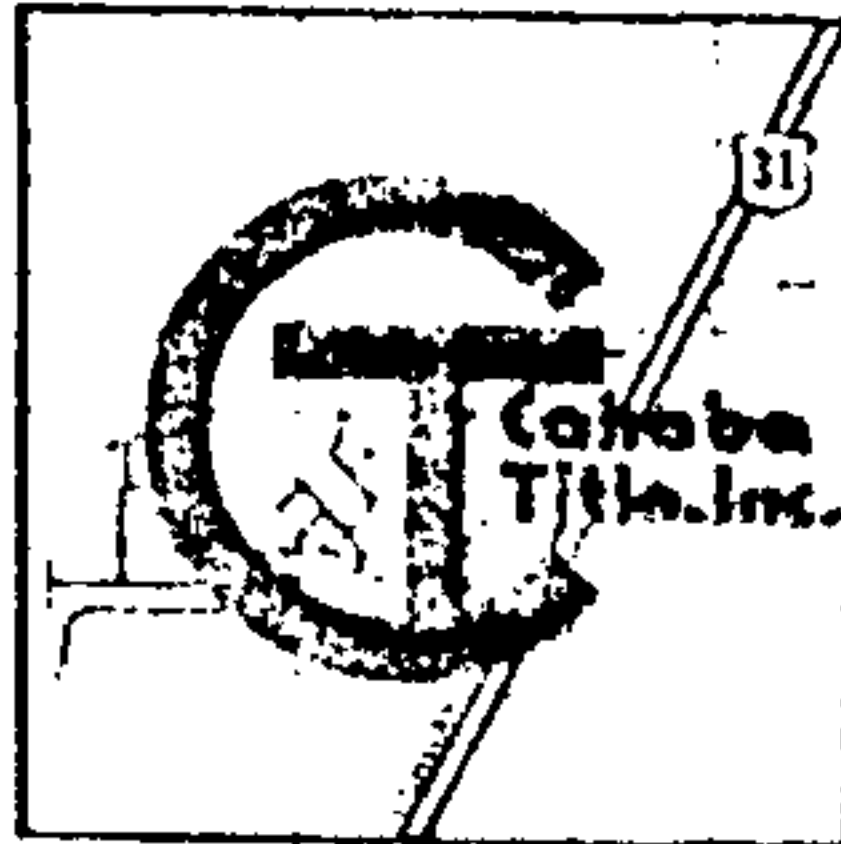


This instrument was prepared by

(Name) ✓ Joel C. Watson, Attorney
(Address) P. O. Box 987, Alabaster, AL 35007



This Form furnished by:

Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty Thousand & no/100----- DOLLARS,
(\$60,000.00)

to the undersigned grantor, Triangle Industries, Inc. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Triangle Mechanical Contractors, Inc.

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County

Lot 8-A, according to the Survey of Spain Estates as recorded in Map Book 5, page 32, in the Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama.

Subject to easements, restrictions, and rights-of-way of record.

\$53,500.00 of the above consideration was a purchase money first mortgage loan executed simultaneously herewith.



Shelby Cnty Judge of Probate, AL
04/16/1980 00:00:00 FILED/CERTIFIED

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1980 APR 16 AM 11:00

Thomas W. Snowden, Jr.
JUDGE OF PROBATE

See Mtg. 402 - 269
Deed tax 6.50
Rec 1.50
Sub. 1.00
900

BOOK 325 PAGE 980

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their 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 GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Billy R. Coston President, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 10th day of April, 1980

ATTEST:

Bobby Coston
Triangle Industries Inc. Secretary

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned

By Billy R. Coston
Pres. of Triangle Industries, Inc. President

a Notary Public in and for said County, in said State,

hereby certify that

Billy R. Coston

whose name as President of Triangle Industries, 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 10th day of April, 1980