

THE STATE OF ALABAMA,

SHELBY

COUNTY.

ss:



19810203000012100 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
02/03/1981 00:00:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS:

That Molton, Allen & Williams, Inc., a corporation organized and existing under the laws of the State of Alabama located at P. O. Box 10025, Birmingham, Alabama 35202 and in consideration of the sum of ten dollars (\$10.00) and other valuable consideration

, whose principal place of business is , hereinafter called Grantor, for

the receipt whereof is hereby acknowledged, has granted, bargained, and sold, and by these presents, does hereby grant, bargain, sell and convey unto the Administrator of Veterans' Affairs, an Officer of the United States of America, whose address is Veterans Administration, Washington, D.C. 20420, hereinafter called Grantee, and his successors in such office, as such, and his or their assigns, the following-described property, situated in the county of Shelby, Alabama, to wit:

Lot 13, in Block 2, according to the Survey of Cahaba Valley Estates, Third Sector, as recorded in Map Book 5, page 107, in the Office of the Judge of Probate of Shelby County, Alabama. Situated in the Town of Pelham, Shelby County, Alabama.

Subject to taxes for the current year, 1981.

Subject to any and all easements and/or restrictions of record.

Subject to the Statutory right of redemption on the part of those entitled to redeem under the laws of the State of Alabama.

The property conveyed herein is conveyed subject to outstanding rights of redemption and subject to all easements and restrictions of record and ad valorem taxes not due or payable on the date hereof.

The Grantor also assigns and transfers to the Grantee herein all of said Grantor's claim and notes, and the judgment, if any, thereon representing the indebtedness heretofore secured by liens on the property hereinabove described and which liens were heretofore foreclosed.

To Have and To Hold, the aforegranted property together with all and singular the improvements thereon and the rights and appurtenances thereto in anywise belonging to the said Grantee, and his successors in such office, as such, and his or their assigns forever. Grantor hereby covenants with the said Grantee and his successors in such office, as such, and his or their assigns, that Grantor is lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrance; that it has a good right to sell and convey the same to the said Grantee herein, and that Grantor will warrant and defend the premises to the said Grantee and his successors in such office, as such, and his or their assigns forever, against the lawful claims and demands of all persons claiming the same by, through, or under Grantor.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be signed by its President, thereunto duly authorized by its board of directors, evidence whereof being found in Exhibit A below, attested by its Secretary and its corporate seal to be hereunto attached on the 12th day of December, 1980.

(CORPORATE SEAL)

* MOLTON, ALLEN & WILLIAMS, INC.

* By William D. Tharpe, III, Assistant President.

Betty L. Hooper Secretary.

THE STATE OF ALABAMA, Jefferson COUNTY.

I, a Notary Public in and for said State and County, do hereby certify that William D. Tharpe, III, whose name as Ass't Vice President of MOLTON, ALLEN & WILLIAMS, 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 this the 12th day of December, 1980.

Rec. 150
Sub. 1.00

1981 FEB -3 AM 8:45

My Commission Expires 12-10-83

Nelma B. Mitchell
Notary Public in and for said State and County.

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am MOLTON, ALLEN & WILLIAMS, INC., being the same corporation which, contemporaneously with the execution hereof, executed and delivered to Administrator of Veterans' Affairs, a deed dated 12th day of December, 1980.

2. William D. Tharpe, III, who executed said deed on behalf of said corporation, as Ass't Vice President thereof was at the time he executed the same the duly elected, qualified and acting Ass't Vice President of said corporation and has been so elected by the vote of the board of directors of said corporation held on the 12th day of August, 1977.

3. Said officer who executed said deed was duly authorized to execute it on behalf of said corporation by virtue of the bylaws of the corporation and the resolution of the board of directors of said corporation dated August 77.

4. I have custody of, have examined said records and know the above to be true.

(CORPORATE SEAL)

Betty L. Hooper, Secretary.