

(Name) Calvin B. Watts

(Address) 3324 Independence Drive, Birmingham, Alabama 35209

Form 1-1-6 Rev. 8-78

CORPORATION FORM WARRANTY DEED-LAWYERS TITLE INS. CORP. BIRMINGHAM, ALABAMA

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

\$1000 value

That in consideration of One Dollar and other good and valuable considerations DOLLARS,

to the undersigned grantor, Sunny Realty, Inc. a corporation, in hand paid by Jean C. Collum

the receipt of which is hereby acknowledged, the said Sunny Realty, Inc., a corporation

does by these presents, grant, bargain, sell and convey unto the said Jean C. Collum

the following described real estate, situated in Shelby County, Alabama.

Lot #115, as shown on a map entitled "Property Line Map, Siluria Mills" prepared by Joseph A. Miller, Reg. Civil Engineer on October 5, 1965 and being more particularly described as follows: Begin at the intersection of the Easterly right of way line of the L & N Railroad and the Southerly right of way line of 1st Avenue, said right of way lines as shown on the Map of the Dedication of the Streets and Easements, Town of Siluria, Alabama, thence Southeasterly along said right of way line of 1st Avenue for 69.79 feet; thence 88 degrees 51 min. 09 seconds right and run Southwesterly for 108.00 feet; thence 89 degrees 53 minutes 24 seconds right and run Northwesterly for 91.53 feet to a point on the Easterly right of way line of L & N Railroad; thence 101 degrees 20 minutes 27 seconds right and run Northeasterly along said right of way line of L & N Railroad for 111.71 feet to the point of beginning. Situated in Shelby County, Alabama.

This conveyance is subject to easements and restrictions of record.

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TO HAVE AND TO HOLD, To the said Grantee, her

heirs and assigns forever.

And said Grantor and assigns, covenant with said Grantee, her

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 unless otherwise noted above, 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, her

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

IN WITNESS WHEREOF, the said Sunny Realty, Inc. by its

Vice-President, Calvin B. Watts, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 25th day of March, 19 82.

ATTEST:

Stamp: Sewal TAX 1.00, Sec 1.50, Fund 1.00, Total 3.50

STATE OF ALA. SHELBY CO. I CERTIFY THIS DOCUMENT WAS FILED Secretary

SUNNY REALTY, INC.

By Calvin B. Watts Vice President

STATE OF Alabama 1982 JUN 14 AM 8 27

COUNTY OF Jefferson

Notary Seal: Thomas A. Snowden, Jr. JUDGE OF PROBATE

a Notary Public in and for said County, in

I, the undersigned, said State, hereby certify that Calvin B. Watts whose name as Vice President of Sunny Realty, Inc.

a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, 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 25th day of March, 19 82.

Sunny Realty, Inc. P.O. Box 5403, B'ham, AL 35259

Notary Seal: Sharon E. Barefield Notary Public