

STATE OF ALABAMA)
SHELBY COUNTY)

126

BIRMINGHAM, ALABAMA
19830105000001670 Pg 1/2 00
Shelby Cnty Judge of Probate, AL
01/05/1983 00:00:00 FILED/CERTIFIED

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Dollars (\$100.00) and other good and valuable consideration to the undersigned Eli T. Stevens and wife, Patricia M. Stevens (herein referred to as the "Grantors"), in hand paid by Eli's, Inc., an Alabama corporation (herein referred to as the "Grantee"), the receipt whereof is acknowledged, we, the said Eli T. Stevens, and wife, Patricia M. Stevens, do grant, bargain, sell and convey unto the said Eli's, Inc. the following described real estate, situated in Shelby County, Alabama, to-wit:

A tract of land located in Section 31, Township 18 South, Range 1 West described as follows:

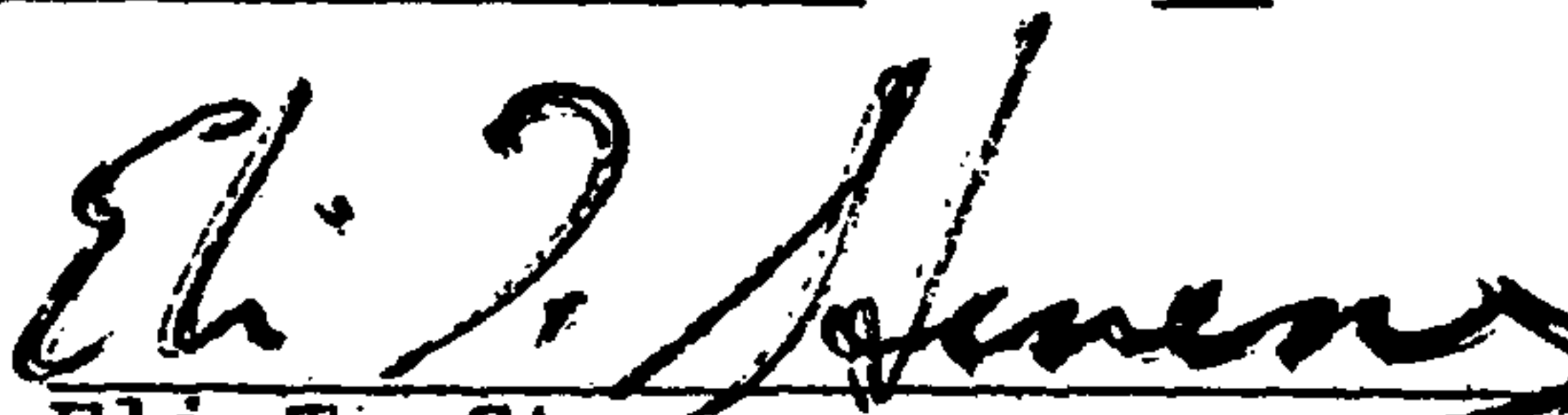
Commence at the Southeast corner of Section 31, Township 18 South, Range 1 West, thence run North along the East line of said Section a distance of 1663.70 feet; thence turn an angle of 90 degrees 18 minutes 08 seconds to the left and run a distance of 799.06 feet to the point of beginning; thence turn an angle of 90 degrees 00 minutes to the left and run a distance of 271.52 feet to the North right of way of U.S. Hwy. No. 280; thence turn an angle of 83 degrees 08 minutes to the right and run along said right of way a distance of 267.18 feet; thence turn an angle of 96 degrees 47 minutes to the right and run a distance of 1274.60 feet; thence turn an angle of 90 degrees 42 minutes to the right and run a distance of 266.00 feet; thence turn an angle of 89 degrees 16 minutes 31 seconds to the right and run a distance of 968.27 feet to the point of beginning. Situated in the NE-1/4 of the SE-1/4 of Section 31, Township 18 South, Range 1 West, Huntsville Meridian, Shelby County, Alabama.


This conveyance is made subject to the following:

1. Ad valorem taxes for the current tax year;
2. Minerals and mining rights of every kind and character not owned by the Grantors, including, but not limited to oil, gas, sand and gravel in, on and under subject property; and
3. That certain mortgage executed by Grantors to J. E. Kreider and wife, Millie Kreider, recorded in the Office of the Judge of Probate of Shelby County, Alabama, which has a present principal balance of \$22,720.00 due and payable, together with the interest thereon on August 31, 1983, which mortgage the Grantee does hereby assume and agree to pay.

TO HAVE AND TO HOLD, to the said Eli's, Inc., its successors and assigns forever.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 30th day of December, 1982.


Eli T. Stevens (SEAL)


Patricia M. Stevens (SEAL)

BERKOWITZ, LEFKOVITS & PATRICK

1400 C. BANK BUILDING
BIRMINGHAM ALABAMA 35203

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Eli T. Stevens and wife, Patricia M. Stevens, 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 30th day of December, 1982.

W. Weiberg
Notary Public

My Commission Expires: 9-26-83



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ALABAMA DEED & GIFT CO.
I CERTIFY THIS
DOCUMENT WAS FILED

1983 JAN -5 AM 8:38

Thomas W. Scurlock, Jr.
JUDGE OF PROBATE

Deed tax 270.50
Rec. 2.00
And 1.00
274.50