

STATUTORY WARRANTY DEED

1061

19830131000013480 Pg 1/2 .00  
Shelby Cnty Judge of Probate, AL  
01/31/1983 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Eleven thousand seven hundred and no/100 dollars (\$11,700.00) to the undersigned Grantor, SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank"), (hereinafter called Grantor), in hand paid ✓by Wayne P. Walton, (hereinafter called Grantee), the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell, and convey unto the Grantee with rights of survivorship the following described real estate situated in Shelby County, Alabama, to wit:

Part of the NE ¼ of the SW ¼ of Section 10, Township 21 South, Range 3 West more particularly described as follows:  
Commence at the most Southwest corner of Lot 13, Block 8, of Southwind Third Sector recorded in Map Book 7, Page 25 in the Probate Office of Shelby County, Alabama, thence run Northeasterly along the Northwest line of said Lot 13, a distance of 52.22 feet to the point of beginning; thence continue along the last named course a distance of 320.00 feet; thence turn left 90 degrees 00 minutes and run Northwesterly 360.00 feet; thence turn left 90 degrees 00 minutes and run Southwesterly 320.00 feet; thence turn left 90 degrees 00 minutes and run Southeasterly 360.00 feet to the point of beginning. Situated in Shelby County.

Subject to:

1. Ad Valorem taxes for 1983;
2. Existing rights of ways, encroachments, party walls, building restrictions, zoning, recorded/unrecorded easements, deficiencies in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundry lines, or any matters not of record, if any, which would be disclosed by an inspection and survey of the property;
3. Mineral and mining rights and rights incident therto as recorded in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD to the Grantee, his heirs and assigns forever.

IN WITNESS WHEREOF, the said Grantor has caused this deed to be executed by its duly authorized officer and its seal affixed this 31st day of January, 1983.

SEAL

SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank")

BY: [Signature]

ITS: Senior Vice President

1107 - Camelot Circle  
Birmingham 35226

STATE OF ALABAMA )  
COUNTY OF JEFFERSON )

I, the undersigned authority, a Notary Public in and for said county in said State, hereby certify that Fred C. Crum, Jr., whose name as Senior Vice President of SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank"), a national banking association, is signed to the foregoing conveyance and who is known to me to be such officer, 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 SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank").

Given under my hand and official seal this 31st day  
of January, 1983.

*Patricia H. Lloyd*

Notary Public

My Commission Expires December 11, 1986

BOOK 344 PAGE 890

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1983 JAN 31 PM 2:03

*Thomas A. Snowden, Jr.*  
JUDGE OF PROBATE

*Deed Fee - 12.00*  
*Rec 3.00*  
*Ind. 1.00*  
*16.00*