

Partnership Form Warranty Deed

19830202000014810 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
02/02/1983 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA)
COUNTY OF Shelby)

KNOW ALL MEN BY THESE PRESENTS

That in consideration of Sixty-one Thousand.....(\$61,000.00)..... DOLLARS,
to the undersigned grantor, Altadena Manor, Ltd. a limited partnersh
(herein referred to as Grantor) in hand paid by the grantee herein, the receipt of which is
hereby acknowldged, the said GRANTOR does by these presents, grant, bargain, sell and convey
unto Roy L. Hanlin

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

Lot A Block 6 according to the survey of Riverwood,
Second Sector as recorded in Map Book 8, page 65 in
the Probate Office of Shelby County, Alabama.
Together with an undivided 1/106 interest in the
common area as set forth in Declaration recorded in
Mis Book 39, page 880.

\$57,900.00 of the purchase price recited above was
paid from a mortgage loan closed simultaneously herewith.

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

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 general partner(s), who is (are) authorized
to execute this conveyance, hereto set its signature and seal,

this 28th day of January, 1983

See Mtg 426-
Deed 4-350
Rec. 150
Ind 100
600

SHelby CO. JUDGE OF PROBATE
I CERTIFY THIS
INSTRUMENT WAS FILED

1983 FEB -2 AM 10:18

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Altadena Manor, Ltd.
By Gibson-Anderson-Evins, Inc.
General Partner

By L. S. Evins, III
Its ~~Vice~~ President L. S. Evins, III

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County, in said State
hereby certify that L. S. Evins, III whose name as President
of Gibson-Anderson-Evins, Inc., a corporation as General Partner of Altadena Manor, Ltd.,
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 said conveyance, he,
as such officer, and with full authority, executed the same voluntarily for and as
the act of said corporation, acting in its capacity as General Partner as aforesaid.

Given under my hand this the 28th day of January, 1983

Notary Public

FIRST SOUTHERN FEDERAL SAVINGS & LOAN
INTERCHASE BRANCH
P. O. BOX 36577
BIRMINGHAM, ALA. 35236