

STATUTORY WARRANTY DEED

19830203000015280 Pg 1/2 .00  
Shelby Cnty Judge of Probate, AL  
02/03/1983 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Nine thousand and no/100 dollars (\$9,000.00) 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 Langston Builders, Inc., a corporation (hereinafter called Grantee), the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell, and convey unto the Grantee the following described real estate situated in Shelby County, Alabama, to wit:

Lot 26, Block 4, according to the Survey of Indian Wood Forest Second Sector, as recorded in Map Book 7, Page 83, in the Probate Office of Shelby County, Alabama.

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. Building line as shown by recorded map;
4. Easement as shown by recorded map;
5. Right of way with Alabama Power Company recorded in Volume 101, page 536 and Volume 175, page 274 in the Probate Office of Shelby County, Alabama;
6. Right of way with South Central Bell recorded in Volume 320, page 893, in said Probate Office, and
7. All minerals of every kind and character, including, but not limited to oil, gas, sand and gravel in, on and under subject property.

TO HAVE AND TO HOLD to the Grantee, its successors 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 28th day of January, 1983.

SEAL

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

BY: Ronald S. Tandy  
ITS: Senior Vice President

SHELBY STATE BANK  
P. O. BOX 216  
PELHAM, ALABAMA 35124

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STATE OF ALABAMA     )  
COUNTY OF JEFFERSON )

I, the undersigned authority, a Notary Public in and for said county in said State, hereby certify that Donald S. Lundy, 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 28th day of January, 1983.

Rhonda M<sup>c</sup>Auster

Notary Public

My Commission Expires May 11, 1983

IN WITNESS WHEREOF,  
I HAVE HEREIN  
SET MY HAND AND SEAL  
ON THE DAY AND DATE FIRST  
MENTIONED.

1983 FEB -3 AM 10:15

Thomas A. Llanos, Jr.  
JUDGE OF PROBATE

deed tax 900  
Rec. 300  
Ind. 100  
1300

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