

This instrument was prepared by 1900

This Form furnished by:

(Name) DANIEL M. SPITLER
 Attorney at Law
 (Address) 1972 Chandalar Office Park
Pelham, Alabama 35124

**Cahaba Title, Inc.**1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten Thousand and No/100 (\$10,000.00)----- DOLLARS,

to the undersigned grantor, CAIRNS-SCOTT-LONG COMPANY, an Alabama Partnership ~~corporation~~

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

J. and J. Drummond, Inc.

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

Lot 12, Block 4, according to the survey of Meadowlark as recorded in Map Book 7 Page 98 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

- (1) Taxes due October 1, 1983.
- (2) Building setback line of 35 feet reserved from Waxwing Trail as shown by plat.
- (3) Public utility easements as shown by recorded plat, including an irregular easement on the rear of subject property.
- (4) Restrictions, covenants and conditions as set out in instrument recorded in Misc. Book 28 Page 14 in Probate Office of Shelby County, Alabama.
- (5) Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 55 Page 454 in said Probate Office.
- (6) Transmission Line Permit to Alabama Power Company and South Central Bell as shown by instrument recorded in Deed Book 317 Page 272 in said Probate Office.
- (7) Easement to South Central Bell as shown by instrument recorded in Deed Book 293 Page 334 and Deed Book 320 Page 887 in said Probate Office.

deed by 1000
 Rec 150
 Ind 100
 1250 1983 NOV -8 AM 10:21
 STATE OF ALA. SHELBY CO.
 I CERTIFY THIS
 INSTRUMENT WAS FILED

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 Managing Partners
 authorized to execute this conveyance, hereto set its signature and seal,

President, who is are

this the 29th day of June, 19 83

ATTEST:

CAIRNS-SCOTT-LONG COMPANY, An Alabama Partnership

By Nicholas Cairns
 Managing Partner President
 By [Signature]
 Managing Partner

a Notary Public in and for said County, in said State,

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned

hereby certify that

whose name as Managing Partners of CAIRNS-SCOTT-LONG COMPANY, an Alabama Partnership, 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said ~~corporation~~ partnership.

Given under my hand and official seal, this the 29th day of June, 19 83.

Daniel M. [Signature] er

Form ALA-32 (Rev. 12-74)

Notary Public