

850307
FEE SIMPLE DEED
FROM CORPORATION

456

\$ 18,815.00

This Indenture, Executed this 21th day of November, A. D. 19 83, by

MID STATE HOMES, INC.,
a corporation existing under the laws of FLORIDA, and having its principal place
of business at 1500 N. Dale Mabry, Tampa Fl. 33622
first party, to Steve Pegues

Whose postoffice address is Rt. 1 Box 220-A
second party: Sterrett, Alabama 35147

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, That the said first party, for and in consideration of the sum of \$ 10.00-----
Ten and other valauble considerations-----

in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, and convey unto the said party forever, the following described lot, piece or parcel of land, situate, lying and being in the County of Shelby State of Alabama, to wit:

All that tract or parcel of land lying and being in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 30 Township 19, Range 1 East, Shelby County, Alabama, and containing 0.3 acre, more or less and being more particularly described as follows: Commence at the intersection of the North right of way of (old) Alabama Highway 280 and the West right of way of the Chelsea Game Reserve Road thence North along said West right of way of the Chelsea Game Reserve Road a distance of 315 feet, thence West a distance of 155 feet to the point of Beginning, thence South a distance of 105 feet to a point, thence West a distance of 125 feet to a point, thence North a distance of 105 feet to a point, thence East a distance of 125 feet to the point of Beginning. Also included with the above is a 40 ft., driveways easement running East from the Northeastern corner (Point of Beginning) of the above described tract for a distance of 155 feet to the Western right of way of Chelsea Game Reserve Road. Tract being a part of that property conveyed to Z.B. Falkner and wife, Dovie Falkner by a Warranty Deed Recorded in Deed Book 213, Page 242 of Shelby County Records. This deed is given subject to that certain Deed of Trust from the Grantee herein to the Grantor herein dated the 11th day of November 1983. Less and except any road right of ways of record. This deed is given subject to any unpaid taxes from December 31, 1980.

To Have and to Hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity.

TO HAVE AND TO HOLD the same unto the said party of the second part his heirs and assigns, to their proper use, benefits and behoof forever.

BOOK 351 PAGE 874

(CORPORATE SEAL)

In Witness Whereof the said first party has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers therunto duly authorized, the day and year first above written.

ATTEST:

Becky L. Mook

Secretary

MID STATE HOMES, INC.

Signed, sealed and delivered in the presence of:

Victoria L. Gressett

By

A.F. Saraw

Vice

President

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James E. Portsmouth, Attorney
P. O. Box 22601
Tampa, Florida 33622

ALABAMA ACKNOWLEDGMENT

Deed tax 1900
Rec. 300
Inf. 100
23 00

STATE OF ALA. SHERIFF CO.
I CERTIFY THIS
DEED WAS FILED

1983 DEC -9 AM 8:59

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

Thomas A. Shouder, Jr.
JUDGE OF PROBATE

I, Patti L. Schmid, a Notary Public, within and for said County in said State, hereby certify that A.F. Saraw, whose name as Vice President and Becky L. Mook, whose name as Secretary of Mid State Homes, Inc., a corporation, 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 as such officers and with full authority, executed same voluntarily for and as the act of said corporation.

Given under my hand and seal on this the 21th day of November, 19 83.

(SEAL)

My Commission Expires:

Jim White

Notary Public

Patti L. Schmid

Notary Public State of Florida at Large
My Commission Expires Feb. 7, 1985.