

1054

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of SEVEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$7,500.00) 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 Strain Construction, 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 8, Block 4, according to the Amended map of Plantation South, First Sector, as recorded in Map Book 7, page 173 in the Probate Office of Shelby County, Alabama.

Subject to:

1. Ad Valorem Taxes for 1984;
2. Existing rights of way, 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. 40' building line as shown by recorded map;
4. 30' easement on rear as shown by recorded map;
5. Mineral and mining rights incident thereto as recorded in Volume 328, page 476 and Volume 341, page 429 in the Probate Office of Shelby County, Alabama.
6. Right of way to South Central Bell as recorded in Volume 325, page 261 in said Probate Office.
7. Restrictions as recorded in Misc. Volume 31, page 876 in said Probate Office.

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 14th day of November, 1983.

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

BY: Donald L. Lundy

ITS: Senior Vice President

SEAL

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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 Don 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 14th day of November, 1983.

Patricia F. L. Loyd

Notary Public

My Commission Expires December 11, 1988

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STATE OF ALA. SHERIFF CO.
JAN 1 1984
1983 DEC 29 AM 8:39

Patricia F. Loyd
NOTARY PUBLIC

Deed TAX	7.50
Rec	3.00
Ind	1.00
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	11.50