

This instrument prepared by:
W. Howard Donovan, III
2326 Highland Avenue
Birmingham, AL 35205

1209

STATE OF ALABAMA

)

) KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

)

That in consideration of Sixteen Thousand Seven Hundred Fifty and no/100 Dollars (\$16,750.00) to the undersigned grantor, Meadow Brook Partnership, an Alabama General Partnership (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 KENNETH B. WEYGAND (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County:

Lot 38, according to the survey of Meadow Brook, 9th Sector, as recorded in Map Book 8, Page 150, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Taxes for 1984 and subsequent years. 1984 taxes are a lien but not due and payable until October 1, 1984.
2. Restrictive covenants and conditions recorded in Misc. Book 52, Page 542, in Probate Office.
3. Restriction as shown on recorded plat.
4. 50-foot building set back line from Skylark Drive (as to Lot 12) and from Redfern Way (as to Lot 28) as shown on recorded map.
5. Utility easements as shown on recorded map.

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 and assigns forever, against the lawful claims of all persons.

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IN WITNESS WHEREOF, the said GRANTOR hereto set its signature
and seal, this the 16th day of Dec., 1983.

MEADOW BROOK PARTNERSHIP, an
Alabama General Partnership

By: *Hamilton Perkins, Jr.*
HAMILTON PERKINS, JR.
Its General Partner

By: *H. M. Davis, Jr.*
H. M. DAVIS, JR.
Its General Partner

By: *John B. Davis*
JOHN B. DAVIS
Its General Partner

By: *Kenneth B. Weygand*
KENNETH B. WEYGAND
Its General Partner

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public, in and for said County,
in said State, hereby certify that HAMILTON PERKINS, JR., H. M. DAVIS,
JR., JOHN B. DAVIS and KENNETH B. WEYGAND, whose names as General
Partners of Meadow Brook Partnership, an Alabama General Partnership,
are signed to the foregoing instrument, and who are known to me,
acknowledged before me on this day, that being informed of the contents
of said instrument, they, as such General Partners, and with full
authority, executed the same voluntarily for and as the act of said
general partnership.

Given under my hand this the 16 day of December,
1983.

(SEAL)

March B. Weygand
NOTARY PUBLIC

My Commission Expires:

MY COMMISSION EXPIRES SEPTEMBER 16, 1987

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STATE OF ALA SHELBY CO.
1983 DEC 30 AM 10:06

Deed TAX 17.00
Rec 3.00
Ind 1.00
21.00