

Send tax notice to
David W. Judd
2969 Riverwood Terrace
Birmingham, Alabama 35243

THIS INSTRUMENT PREPARED BY:

NAME: Charles A. J. Beavers, Jr.
813 Shades Creek Parkway
ADDRESS: Birmingham, Alabama 35209

Form 1-1-6

CORPORATION FORM WARRANTY DEED- ALABAMA TITLE CO., INC., BIRMINGHAM, ALA.

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-three Thousand Nine Hundred (\$63,900.00) DOLLARS,

to the undersigned grantor, Altadena Manor, Ltd., a partnership ~~corporation~~
in hand paid by David W. Judd

the receipt of which is hereby acknowledged, the said Altadena Manor, Ltd.

does by these presents, grant, bargain, sell and convey unto the said David W. Judd

the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

\$49,000.00 of the above purchase price was paid from a mortgage loan closed
simultaneously herewith.

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TO HAVE AND TO HOLD, To the said David W. Judd, his

heirs and assigns forever.

And said Altadena Manor, Ltd.
and assigns, covenant with said David W. Judd, his

does for itself, its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,
except as shown above, 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 David W. Judd, his

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

IN WITNESS WHEREOF, the said Altadena Manor, Ltd. by ~~xx~~
L.S. Evins III, partner, President, of Gibson-Anderson-Evins, Inc., who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 29th day of December, 1983.
ALTADENA MANOR, LTD.
By: GIBSON-ANDERSON-EVINS, INC.

ATTEST:

By L. S. Evins, III President

Secretary

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, Charles A. J. Beavers, Jr. a Notary Public in and for said County, in
said State, hereby certify that L. S. Evins, III, whose name as President of Gibson-Anderson-Evins,
Inc., partner in Altadena Manor, Ltd., a 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 December, 1983.

CHARLES A. J. BEAVERS, JR.,
Notary Public

EXHIBIT "A"

Lot G, Block 18, according to the Amended Survey of Riverwood, Fourth Sector, as recorded in Map Book 8, page 136, in the Probate Office of Shelby County, Alabama.

Together with an undivided 1/106th interest in the common area as set forth in the Declarations recorded in Misc. Volume 39, page 880.

SUBJECT TO:

1. 5 foot easement on front, 10 foot easement on rear, and 20 foot easement as shown by recorded map.
2. 25 foot building line as shown by recorded map.
3. Right of way with Alabama Power Company recorded in Vol. 345, page 661, in said Probate Office.
4. Restrictions contained in Misc. Volume 48, page 281, in said Probate Office.
5. Agreement with Alabama Power Company recorded in Misc. Vol. 48, page 278, in said Probate Office.
6. Right of way with South Central Bell recorded in Vol. 343, page 941, in said Probate Office.
7. Current taxes.
8. Easements, restrictions, and rights of way of record.

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NOTE: BEAL & SPURLOCK.
I CERTIFY THIS
DECLARATION WAS FILED
See Mtg 441-484
1984 JAN -3 AM 9:23

Thomas P. Lawrence, Jr.
JUDGE OF PROBATE

Deed tax - 1500
Rec. 300
Ind. 100
1900