

This instrument prepared by Clifford W. Bagwell, SouthTrust Bank of Alabama, National Association, P. O. Box 2554, Birmingham, AL 35290.

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STATUTORY WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Forty-five thousand and no/100 dollars (\$45,000.00) 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 Company, 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 16 & 17, Block 2, and Lot 4,5,6 &7, 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. Easement and building line as shown by recorded;
4. Mineral and mining rights and rights incident thereto as recorded in Vol. 328, page 476 and Volume 341, page 429 in the Probate Office of Shelby County, Alabama;
5. Right of way to South Central Bell as recorded in Vol. 325 page 261 in said Probate Office; and,
6. Restrictions as recorded in Misc. Vol. 31, page 876 in said Probate Office.

TO HAVE AND TO HOLD to the Grantee, it's 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 17th day of February, 1984.

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

BY: Ronald L. Jones

ITS: Senior Vice President

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Clifford W. Bagwell

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said county in said State, hereby certify that Donald 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 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 17th day of February,

1984.

Patricia H. L. Lundy

Notary Public

My Commission Expires December 11, 1986

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1984 MAR -5 AM 10:20

Thomas W. Lundy, Jr.
JUDGE OF PROBATE

*Need TAX 45.00
Roe 3.00
Fees 1.00
49.00*