

STATE OF ALABAMA)
)
SHELBY COUNTY)

Send Tax Notices To:

Real Estate Investment Department
Metropolitan Life Insurance Company
One Madison Avenue
New York, New York 10010

1218
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Ten and no/100 Dollars (\$10.00) and the assumption of the hereinafter described mortgage, to the undersigned Grantor, CHASE PARK ASSOCIATES, LTD., an Alabama limited partnership (the "Grantor"), in hand paid by METROPOLITAN LIFE INSURANCE COMPANY, a New York corporation (the "Grantee"), the receipt of which is hereby acknowledged, the said CHASE PARK ASSOCIATES, LTD. does by these presents, grant, bargain, sell and convey unto the said METROPOLITAN LIFE INSURANCE COMPANY, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1, according to the Survey of Chase Park South as recorded in Map Book 8, page 61 in the Probate Office of Shelby County, Alabama.

The foregoing property is subject to the following:

1. Mortgage from Buckingham Square Ltd. to Central Bank of Birmingham filed for record August 9, 1979 and recorded in Volume 394, page 841; modified by that certain agreement recorded in Misc. Volume 35, page 488 and assigned to Metropolitan Life Insurance Company in Misc. Volume 38, page 834 in the Probate Office of Shelby County, Alabama.
2. Taxes due in the year 1984 which are a lien but not due and payable.
3. Easement for utilities as set forth in Volume 314, page 474 in the Probate Office of Shelby County, Alabama.
4. Restrictions appearing of record in Volume 19, page 633 and Volume 314, page 474, in the Probate Office of Shelby County, Alabama.
5. Land Use Agreement recorded in Volume 19, page 690, in the Probate Office of Shelby County, Alabama.
6. Easement with Alabama Power company recorded in Volume 325, page 112, in the Probate Office of Shelby County, Alabama.
7. Mineral and mining rights and rights incident thereto as recorded in Volume 127, page 140, in the Probate Office of Shelby County, Alabama.

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Land Title

8. Agreement to Alabama Power Company recorded in Volume 15, page 401 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD to said Grantee, its successors and assigns, forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, its successors and assigns, that it is lawfully seized infee simple of said premises, that they are free from all encumbrances, unless otherwise stated 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 Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, by its General Partner, who is authorized to execute this conveyance, hereto sets its signature and seal this the 22nd day of March 1984.

CHASE PARK ASSOCIATES, LTD.
an Alabama Limited Partnership

By: [Signature]
Frank Kovach, Jr., General Partner

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Frank Kovach, Jr., whose name as General Partner of Chase Park Associates, Ltd., an Alabama limited partnership, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, as such General Partner and with full authority, executed the same voluntarily for and as the act of said limited partnership on the day the same bears date.

Given under my hand and official seal this 22 day of March, 1984.

[Signature]
Notary Public

This instrument was prepared by Jack P. Stephenson, Jr.,
1600 Bank for Savings Building, Birmingham, Alabama 35203.

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

1984 MAR 23 PM 2:47

[Signature]
JACK P. STEPHENSON, JR.
SHELBY COUNTY CLERK

deed tax - 1448.50
Rec. 3.00
Int. 1.00
1452.50