

This instrument was prepared by

(Name) J. H. Crow, III

1589

(Address) 906 Title Building, Birmingham, AL 35203

STATUTORY

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventeen Thousand Two Hundred Forty-One & 41/100-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Mafus R. Bird & James W. Bird

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Star Development Corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 2, according to the survey of Countryside, as recorded in Map Book 7, Page 19 in the Office of the Judge of Probate of Shelby County, Alabama; Mining and mineral rights excepted.

SUBJECT TO:

1. Easements, Restrictions and Encumbrances of record and/or unrecorded Mechanic's and Materialmen's liens.
2. Outstanding Rights of Redemption from foreclosure of that certain mortgage in favor of the Grantors herein which is recorded in the Office of the Judge of Probate of Shelby County in Book 424, Page 94.

BOOK 354 PAGE 375

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

1984 MAR 30 AM 11:26

Thomas A. Shandling, Jr.  
JUDGE OF PROBATE

Deed 1750  
Re 150  
Ind 100  
20 00

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said GRANTEE, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, have hereunto set hands(s) and seal(s), this day of, 19.

(Seal) (Seal) (Seal) (Seal)

STATE OF ALABAMA  
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mafus R. Bird & James W. Bird whose name are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of

WILLIAM H. HALBROOKS

ATTORNEY-AT-LAW  
#1 IN FINANCE PLAZA • SUITE 820  
BIRMINGHAM, ALABAMA 35209

March 23, 1984  
J. H. Crow, III  
Notary Public.