

1556

This instrument was prepared by

(Name) LARRY L. HALCOMB  
ATTORNEY AT LAW  
(Address) 3512 OLD MONTGOMERY HIGHWAY  
OMERWOOD, ALABAMA 35202

Send tax notice to:  
James A. Benton, Jr.  
21 Chase Plantation Parkway  
Birmingham, AL

Corporation Form Warranty Deed - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty five thousand three hundred and no/100 (\$85,300.00) DOLLARS,  
to the undersigned grantor, Harbar Homes, Inc. a corporation

(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

James A. Benton, Jr.  
(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to wit:

Lot 21, according to the Amended map of Chase Plantation, Second Sector,  
as recorded in Map Book 8, page 159 in the Probate Office of Shelby  
County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1984.

Subject to protective covenants, restrictions, easements, right-of-ways, notice of  
compliance certificate, release of damages and agreement with Alabama Power Company  
of record.

Subject to any applicable zoning ordinances.

\$ 50,000.00 of the purchase price recited above was paid from a mortgage loan  
closed simultaneously herewith.

STATE OF ALA. SHELBY CO. 67  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
See 8049-449-646  
1984 MAY 31 / AM 11:30

Deed tax - 3550  
150  
100  
3800

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 encum-  
brances, 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, executors and assigns  
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Vice President, who is  
authorized to execute this conveyance, hereto set its signature and seal,

this the 29th day of May, 1984

ATTEST:

Secretary  
By Denney Barrow  
Vice President

STATE OF Alabama )  
COUNTY OF Jefferson )  
I, Larry L. Halcomb )

a Notary Public in and for said County, in said State,

hereby certify that Denney Barrow

whose name as Vice President of Harbar Homes, Inc. a corporation, 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.

Given under my hand and official seal, this the 29th day of May, 1984

[Signature]  
Notary Public