

This instrument was prepared by

S76

(Name) First Real Estate

(Address) P.O. Box 9 Pelham, Al. 35124

Corporation Form Warranty Deed



This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Rd., P.O. Box 689

Pelham, Alabama 35124

Phone (205) 988-5600

Policy Issuing Agent for



SAFECO Title Insurance Company

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirteen Thousand and No/100----- DOLLARS,

to the undersigned grantor, J. Harris Development Corporation 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 Wayne Russell Builders, Inc.

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in

Lot 2, Block 2, according to the survey of Dearing Downs, second addition, as recorded in Map Book 9, Page 33, in the Probate Office of Shelby County, Alabama. Situated in the Town of Helena, Shelby County, Alabama.

Subject to easements, set back lines, rights of ways, limitations, if any, of record.

BOOK 008 PAGE 265

RECORDING FEES

Mortgage Tax	\$	_____
Deed Tax		<u>13.00</u>
Mineral Tax		_____
Recording Fee		<u>2.50</u>
Index Fee		<u>1.00</u>
TOTAL	\$	<u>16.50</u>

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

1984 NOV 12 AM 10:33

Thomas W. Henderson, Jr.  
JUDGE OF PROBATE

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 encumbrances, 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  
authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 8th day of November, 1984

ATTEST

Becky Harris  
Secretary

By Jack D. Harris  
President

STATE OF Alabama

COUNTY OF Shelby  
I, Undersigned

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

hereby certify that Jack D. Harris

whose name as President of J. Harris Development Corporation, 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

8th day of November, 1984