

THIS INSTRUMENT WAS PREPARED BY:

Name: Nancy J. Hammer
Address: 47 Perimeter Center E., NE; Suite 650; Atlanta, Ga 30346

STATE OF ALABAMA)
COUNTY OF SHELBY)

D E E D

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Fourteen
Thousand Dollars (\$14,000.00)
to the undersigned GRANTOR, 2154 TRADING CORPORATION, a Corporation, d/b/a
INVERNESS, (herein "GRANTOR"), in hand paid by Total Concept, Inc.

(herein referred to as "GRANTEE"), the receipt of which is hereby
acknowledged, the said GRANTOR does by these presents, grant, bargain, sell
and convey unto the said GRANTEE, the following described real estate,
situated in Shelby County, Alabama, to-wit:

Lot 38, Block 2, according to the Plat of
Selkirk II, a subdivision of Inverness, as
recorded in Map Book 7, Page 149, in the
Office of the Judge of Probate of Shelby
County, Alabama.

This conveyance is subject to the following:

1. Ad Valorem taxes due and payable October 1, 1985.
2. Said property is subject to those
Protective Covenants or Restrictions
recorded in Miscellaneous Book 31 Page
185 in the Office of the Judge of
Probate of Shelby County, Alabama.
3. Easements, rights of way, and set-back
lines of record.
4. Mineral and mining rights not owned
by GRANTOR.
5. Any applicable zoning ordinances.

STATE OF ALA SHELBY CO.

JUDGE OF PROBATE

1985 FEB 12 AM 9:58

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		<u>14.00</u>
Mineral Tax		
Recording Fee		<u>2.50</u>
Index Fee		<u>1.50</u>
TOTAL	\$	<u>17.50</u>

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

IN WITNESS WHEREOF, the GRANTOR has caused this conveyance to be
executed by the respective duly authorized officers thereunto on this
5th day of December, 1984.

2154 TRADING CORPORATION

Victor W. Turner
Vice President

STATE OF GEORGIA)
COUNTY OF DEKALB)

I, the undersigned, a Notary Public in and for said County, in said
state, hereby certify that Victor W. Turner, whose name as Vice
President of 2154 Trading 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 5th day of December
1984.

Francis N. Turner
Notary Public

Notary Public, Georgia State at Large
My Commission Expires Dec. 7, 1986

1st. So. Fed. I.
B'ham

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