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This instrument prepared by Clifford W. Bagwell, SouthTrust Bank of Alabama, National Association, P. O. Box 2554, Birmingham, AL 35290.

STATUTORY WARRANTY DEED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Thirty five Thousand and no/100 Dollars (\$35,000.00) to the undersigned Grantor, SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank"), (hereinafter called Grantor), in hand paid by William E. Scott and Karen B. Scott (hereinafter called Grantee), the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell, and convey unto the Grantee the following described real estate situated in Shelby County, Alabama, to wit:

Lot 6 according to the survey of Chandalar South Office Park as recorded in Volume 6, page 135 and Lot 7-A, according to a resurvey of Lots 7, 8, 9, Chandalar South Office Park as recorded in Volume 7 Page 164, both recorded in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

1. Ad Valorem Taxes for 1985;
2. Existing rights of way, encroachments, party walls, building restrictions, zoning, recorded/unrecorded easements, deficiencies in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundry lines, or any matters not of record, if any, which would be disclosed by an inspection and survey of the property;
3. Building setback line of 25 feet reserved form Chandalar Drive and Chandalar Park (Lot 6) and 25 feet reserved from Chandalar Drive (Lot 7-A) as shown by plat;
4. Public utility easements as shown by recorded plat, including a 7.5 foot easement on the South side and a 10 foot easement on the West side, across the front of lot (Lot 6) and a 7.5 foot easement on the North side, on the East side and through the center (Lot 7-A);
5. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 101 page 512 and Deed Book 108 page 378 in Probate Office;
6. Easement to Alabama Power Company as shown by instrument recorded in Deed Book 264 page 28 in Probate Office; and,
7. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

TO HAVE AND TO HOLD to the Grantees for and during their joint lives and upon the death of either of them, then to the Survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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IN WITNESS WHEREOF, the said Grantor has caused this deed to be executed by its duly authorized officer and its seal affixed this 4th day of March, 1985.

SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank")

BY: [Signature]

Its: Senior Vice President

\$26,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

STATE OF ALABAMA )  
COUNTY OF JEFFERSON )

I, the undersigned authority, a Notary Public in and for said county in said State, hereby certify that Fred C. Crum, Jr., whose name as Senior Vice President of SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank"), a national banking association, is signed to the foregoing conveyance and who is known to me to be such officer, 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 SouthTrust Bank of Alabama, National Association, (whose name formerly was "Birmingham Trust National Bank").

Given under my hand and official seal this 4th day of March, 1985.



Joyce D. McCormick  
Notary Public

My Commission Expires July 12, 1988.

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

1985 MAR -5 AM 10:28

[Signature]  
JUDGE OF PROBATE

#### RECORDING FEES

Mortgage Tax	\$ <u>          </u>
Deed Tax	<u>9.00</u>
Mineral Tax	<u>          </u>
Recording Fee	<u>5.00</u>
Index Fee	<u>1.00</u>
TOTAL	\$ <u>15.00</u>