

This instrument was prepared by

(Name) DOUGLAS ROGERS
ATTORNEY AT LAW

(Address) 1920 MAYFAIR DRIVE
BIRMINGHAM, AL 35208

2006



Grantees Address
1150 Winterhaven Drive
Alabaster, AL 35007

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and no/100 Dollars and assumption
of the below mentioned mortgage

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, ALB, Ltd., an Alabama limited partnership, By: Federal Properties, Inc., its sole general
partner

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

Robert Earl Hamrick and Bobbi Seals Hamrick

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

Shelby County, Alabama, to-wit:
an undivided 45% ownership interest in:
Lot 18, Block 4, according to the Map and Survey of Bermuda Hills, Second
Sector, Second Addition, as recorded in Map Book 9, Page 29, in the
Probate Office of Shelby County, Alabama.

Subject to restrictions, easements, rights-of-way and building lines of
record.

Subject to taxes for 1985.

Subject that certain mortgage from Robert Earl Hamrick, Bobbi
Seals Hamrick and ALB, Ltd., an Alabama limited partnership to
Guaranty Federal Savings and Loan Association and recorded in
Book 010, Page 21, in the Probate Office of Shelby County, Alabama
which Grantees herein assume and agree to pay according to its
terms.

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 said grantee, his,
her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all en-
cumbrances, unless otherwise stated 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, his, her or their
heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 29
day of May, 19 85

ALB, Ltd., an Alabama limited partnership
By Federal Properties, Inc., its sole
general partner

(SEAL)

Its President

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF

COUNTY

General Acknowledgment

I,
in said State, hereby certify that

a Notary Public in and for said County.

whose name(s) signed to the foregoing conveyance, and who known to me, acknowledged before me on this day,
that, being informed of the contents of the conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of A.D. 19

Notary Public

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public, for the State of Alabama at Large, hereby certify that David J. Davis whose name as President , of Federal Properties, Inc., a corporation, as sole general partner of ALB, Ltd., 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 said conveyance, he as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, acting in its capacity as sole general partner as aforesaid.

Given under my hand this 29th day of May, 1985.

J. Davis
Notary Public, State at Large
My commission expires: 9/7/87

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

1985 JUN 10 AM 9:48

Thomas A. Henderson, Jr.
JUDGE OF PROBATE

Deed tax - 1.50
Rec. 5.00
Ind. 1.00
7.50

STATE OF ALABAMA
COUNTY OF

WARRANTY DEED

TO

Recording Fee \$
Deed Tax \$
\$
This form furnished by

Jefferson Land Title Services Co., Inc.
316 21ST NORTH • P.O. BOX 10411 • PHONE (205) - 328-8020
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company