

(Name) Summey B. Higgins, Jr.

(Address) 300 Cahaba Park South, Suite 130, Birmingham, Alabama 35243

CORPORATION FORM WARRANTY DEED - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ten and no/100----- (\$10.00)
and other good and valuable consideration

DOLLARS,

to the undersigned grantor, Cornerstone Properties, Inc.
in hand paid by the grantee herein, (Known as Acton Homes, Inc.,)

a corporation,

the receipt of which is hereby acknowledged, the said Grantor

does by these presents, grant, bargain, sell and convey unto the said Grantee, Acton Homes, Inc.

the following described real estate, situated in Shelby County:

Lot#20 according to the survey of Skyline Estates, Second Sector,
as recorded in Map Book 9, Page 75, in the probate office
of Shelby County, Alabama. SUBJECT TO:

- (1) Ad valorem taxes for the year 1985, which said taxes are not due or payable until October 1, 1985.
- (2) Any portion of subject property lying within a public road.
- (3) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, as recorded in Deed 208, Page 704.
- (4) Restrictions appearing of record at Book 28, Page 165.
- (5) Fire dues to the North Shelby Fire & Emergency District.

TO HAVE AND TO HOLD, To the said Grantee,

his, her, their or its heirs and assigns forever.

And said GRANTOR does for itself, its successors
and assigns, covenant with said Grantees, his, her, their or its

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

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR

by its

President, Donald M. Acton

, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 31st

day of July

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ATTEST: I CERTIFY THIS
INSTRUMENT WAS FILED

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Secretary

By

Donald M. Acton

President

STATE OF Alabama
COUNTY OF Shelby

I, Summey B. Higgins, Jr.
said State, hereby certify that Donald M. Acton
whose name as President of Cornerstone Properties, Inc.

a Notary Public in and for said County, in

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 31st day of July

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Summey B. Higgins Jr.
Notary Public

My Commission Expires March 21, 1989

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