

THIS DOCUMENT WAS PREPARED BY  
SEND TAX NOTICE TO:  
(Name) Joe Curlette  
7801 4th Avenue South  
(Address) Birmingham, AL 35206



Phone 205-663-1130  
This Form furnished by:  
**Cahaba Title, Inc.**  
1970 Chandalar South Office Park  
Pelham, Alabama 35124  
Representing St. Paul Title Insurance Corporation  
Tax Value: \$500.00

Corporation Form Warranty Deed TITLE NOT EXAMINED

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar (\$1.00) and other good and valuable consideration DOLLARS,  
to the undersigned grantor, RIVER FRONT PROPERTIES, INC. 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

SUNSET HILLS, INC., a corporation  
(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:  
PARCEL NUMBER 10 according to the survey by Joseph E. Conn, Jr., Ala.  
Reg. Surveyor Number 9049, dated September 25, 1983, and more  
particularly described as follows:  
Commence at the Southeast corner of Section 23, Township 24 North,  
Range 15 East, Shelby County, Alabama, Thence run Northerly along the  
East line of said Section 23, 323.17' to a concrete monument on the  
North bank of Reed Creek slough of Lay Lake, Thence continue Northerly  
along last described course 587.79' to a point, Thence turn 87 degrees  
54' 32" Left and run Westerly 796.62' to the point of beginning of the  
property being described, Thence continue along last described course  
87.17' to a point, Thence turn 98 degrees 20' 10" Left and run  
Southeasterly 322.52' to a point, Thence turn 19 degrees 56' 02" Left  
and run Southeasterly 82.0' to the contour elevation line exactly on  
the North bank of Reed Creek slough of Lay Lake, Thence turn 75  
degrees 0' 0" Left and run East-Northeasterly along said water line  
contour a distance of 90.0' to a point, Thence turn 105 degrees 0' 0"  
Left and run Northwesterly 67.0' to a point, Thence turn 18 degrees  
23' 25" Right and run Northwesterly 316.34' to the point of beginning,  
containing 0.81 of an acre and being subject to all agreements,  
restrictions, easements and/or limitations of probated record and/or  
County, State or Federal law.

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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 encum-  
brances, 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 President, who is  
authorized to execute this conveyance, hereto set its signature and seal,

this the 3rd day of February, 1986

ATTEST: RIVER FRONT PROPERTIES, INC.  
I CERTIFY THIS INSTRUMENT WAS FILED  
STATE OF ALABAMA 1986 FEB -3 PM 12:45  
COUNTY OF SHELBY  
I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Leigh A. Thomas, President  
whose name as President of River Front Properties, Inc., 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.

RECORDING FEES  
\$ .50 By Leigh A. Thomas, Pres.  
2.50  
1.00  
4.00  
Mortgage Tax  
Deed Tax  
Mineral Tax  
Recording Fee  
Index Fee

Given under my hand and official seal, this the 3rd day of February, 1986  
Amy D. Vines