

SEND TAX NOTICE TO:

(Name) BILLY JOE QUICK

(Address) 709 Oak Grove Road, B'ham 35209

This instrument was prepared by
(Name) MARVIN WILLIAMS, JR.

(Address) 308 Jefferson Federal Building, Birmingham, Al. 35203

Form 1-1-27 Rev. 1-66
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fourteen Thousand Ninety and no/100 (\$14,090.00) Dollars
and assumption of the hereinafter described mortgage

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Robert Herve Boulanger and wife, Sandra K. Boulanger

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

Billy Joe Quick and Wayland Elliott

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 5, Monte Tierra, First Addition, as recorded in Map Book 6, Page 93, in the office of the Judge of Probate in Shelby County, Alabama, except that part of said Lot 5, more particularly described as follows: Begin at the Southwest corner of said Lot 5, thence in a Northerly direction along the West line of said Lot 5, a distance of 72.07 feet, thence 168° 14' 30" right, in a Southeasterly direction a distance of 73.61 feet to the South line of said Lot 5, thence 101° 45' 30" right, in a Westerly direction along said line a distance of 15.0 feet to the point of beginning. Also that part of Lot 6 of said subdivision more particularly described as follows: Begin at the Northeast corner of said Lot 6, thence in a Southerly direction along the East line of said Lot 6, a distance of 120.0 feet, thence 168° 14' 30" right, in a Northwesterly direction a distance of 44.46 feet, thence 18° 31' right in a Northeasterly direction a distance of 77.02 feet to the point of beginning. Subject to 40 foot building set back line from Eddings Lane; restrictive covenants and conditions filed for record on 6-1-76 in Misc. Book 16, Page 194; rights of way to Alabama Power Company recorded in Book 112, Page 456 and Book 123, page 433 in the Probate Office of Shelby County, Alabama. Also subject to utility easements shown on recorded map of said subdivision.

Subject to mortgage from Robert Herve Boulanger and Sandra K. Boulanger to Mortgage Corporation of the South as recorded in Book 365, Page 195 in the Probate Office of Shelby County, Alabama, which mortgage grantees assume and agree to pay.

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 the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set OUR hands(s) and seal(s), this 10th

day of February, 1986

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

1986 FEB 11 PM 2:49

Seed tax 14.50
Rec. 250
1.00
18.00

Robert Herve Boulanger

Sandra K. Boulanger

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Robert Herve Boulanger and wife, Sandra K. Boulanger
whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me
on this day, that, being informed of the contents of the conveyance they executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 10 day of February, A. D., 19 86

Marvin Williams, Jr.

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