

28 WARRANTY DEED

STATE OF ALABAMA)  
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

10, 191.95

That in consideration of Ten and 00/100 Dollars (\$10.00) to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, we, RICHARD H. FLOURNOY and wife, BEVERLY T. FLOURNOY (herein referred to as "Grantor"), grant, bargain, sell and convey unto PROTECTIVE LIFE INSURANCE COMPANY, an Alabama corporation, (herein referred to as "Grantee"), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 26, in Block 5, Oak Mountain Estates, Third Sector, according to the map as recorded in Map Book 5, on Page 83, in the Probate Office of Shelby County, Alabama;

SUBJECT TO:

1. Ad Valorem taxes for the current year, 1986.
2. Building setback line of 35 feet reserved from Canterbury Road as shown by recorded plat.
3. Public utility easements as shown by recorded plat, including easements as shown by recorded plat.
4. Restrictions, covenants and conditions as set out in instrument recorded in Deed Book 272, page 322 in the aforesaid Probate Office.
5. Transmission Lien Permit to Alabama Power Company as shown by instrument recorded in Deed Book 108, page 379 in the aforesaid Probate Office.
6. Mortgage from Richard H. Flournoy and Beverly T. Flournoy to South State Mortgage Corporation dated May 25, 1984 in the original principal amount of \$56,050.00 and recorded in Mortgage Book 449 Page 686 in aforesaid Probate Office; which said mortgage was assigned to Jefferson Federal Savings & Loan Association on May 25, 1984 and recorded in Misc. Book 56 Page 870 in aforesaid Probate Office.

TO HAVE AND TO HOLD to the said Grantee, its successors and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, its successors and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, its successors and assigns forever against the claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 25<sup>th</sup> day of April, 1986.

RICHARD H. FLOURNOY

(seal)

BEVERLY T. FLOURNOY



PROTECTIVE LIFE®  
INSURANCE COMPANY

P. O. BOX 2606 • BIRMINGHAM, ALABAMA 35202

Sherry Butler, Investments

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STATE OF ALABAMA  
JEFFERSON COUNTY

I, Sherry R. Butler, a Notary Public in and for said County, in said State, hereby certify that RICHARD H. FLOURNOY AND BEVERTY T. FLOURNOY, whose names 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 24<sup>th</sup> day of April, 1986.

My Commission Expires:

5/4/88

Sherry R. Butler  
Notary Public

Sherry R. Butler, Notary Public  
My Commission Expires May 4, 1988



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

1986 MAY -1 AM 9:23

Thomas A. Snowden, Jr.  
JUDGE OF PROBATE

1. Deed Tax	\$ 10.50
2. Mtg. Tax	—
3. Recording Fee	8.00
4. Indexing Fee	1.00
TOTAL	16.50