

(Name) THERESA ANNE TKACIK

1220

(Address) 6102 Valley Station Road, Helena, Alabama 35080

Form 1-1-6 Rev. 8-70

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THIRTY-ONE THOUSAND DOLLARS AND NO/100's-----DOLLARS,

to the undersigned grantor, CHOICE BUILDERS, INC.
in hand paid by

a corporation,

L & M HOMES, INC.

the receipt of which is hereby acknowledged, the said
CHOICE BUILDERS, INC.

does by these presents, grant, bargain, sell and convey unto the said

L & M HOMES, INC.

the following described real estate, situated in SHELBY COUNTY, ALABAMA:

Lot 18, Block 2, according to the Survey of Havenwood Park, First Sector, as recorded in Map Book 9, Page 123, in the Shelby County Probate Office.

Restrictions, covenants, and conditions as set out in instrument recorded in Real 52, Page 148, and amended in Real 54, Page 829, in the Shelby County Probate Office.

Transmission line permit to Alabama Power Company as shown by instrument recorded in Deed Book 102, Page 53, in the Shelby County Probate Office.

Agreement with Alabama Power Company as to underground cables recorded in Real 60, Page 741, and covenants pertaining thereto recorded in Real 60, Page 744, in the Probate Office.

Building set back line of 25 feet reserved from Bower Court and 35 feet reserved on South side of lot as shown on recorded plat.

Public utility easements as shown on recorded plat, including an irregular easement on the East 1/2 of lot.

Easement to Alabama Power Company as shown on instrument recorded in Real 52, Page 144, in the Shelby County Probate Office.

TO HAVE AND TO HOLD, To the said

L & M HOMES, INC.,

ITS heirs and assigns forever.

And said CHOICE BUILDERS, INC.
and assigns, covenant with said

does for itself, its successors

L & M HOMES, INC., ITS

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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

L & M HOMES, INC., ITS

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

IN WITNESS WHEREOF, the said CHOICE BUILDERS, INC.

by its

President, WILLIAM TERRY PHILLIPS, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 14th day of August, 1986.

ATTEST:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS CHOICE BUILDERS, INC.
INSTRUMENT WAS FILED

Pat Marshall Ratliff

1986 AUG 18 AM 8:30

William Terry Phillips
President

STATE OF ALABAMA
COUNTY OF SHELBY
NOTARY

Thomas A. Anderson, Jr.
JUDGE OF PROBATE

Deed Tax 31.00
Rec 2.50
Jud 1.00
34.50

I, THE UNDERSIGNED

a Notary Public in and for said County, in

said State, hereby certify that WILLIAM TERRY PHILLIPS
whose name as President of CHOICE BUILDERS, 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.

Given under my hand and official seal, this the 14th day of August, 1986.

Jack A.

Theresa A. Tkacik

My Commission Expires September 9, 1987 Notary Public

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