

Jeffrey A. Fuller

3072 Riverwood Terrace

Birmingham, Alabama 35243

1431

THIS INSTRUMENT PREPARED BY:

Charles A. J. Beavers, Jr.

NAME: Bradley, Arant, Rose & White

1400 Park Place Tower

ADDRESS: Birmingham, Alabama 35203

Form 1-1-6

CORPORATION FORM WARRANTY DEED— ALABAMA TITLE CO., INC., BIRMINGHAM, ALA.

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVENTY-TWO THOUSAND FIVE HUNDRED AND NO/100-----DOLLARS,

to the undersigned grantor, Gibson-Anderson-Evins, Inc.,
in hand paid by Jeffrey A. Fuller,

a corporation,

the receipt of which is hereby acknowledged, the said Gibson-Anderson-Evins, Inc.,

does by these presents, grant, bargain, sell and convey unto the said
Jeffrey A. Fuller,

the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot D, Block 11, according to the Amended Map of Riverwood, 7th Sector, as recorded in Map Book 9, Page 81 in the Probate Office of Shelby County, Alabama, together with an undivided 1/106 interest in the common area as set forth in Declaration recorded in Misc. Vol. 39, Page 880 in said Probate Office.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1987.
2. 25 foot building line as shown by recorded Map.
3. 10 foot easement rear and a 5 foot easement front as shown by recorded map.

(CONTINUED ON REVERSE)

(\$68,400.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.)

TO HAVE AND TO HOLD, To the said

Jeffrey A. Fuller, his

heirs and assigns forever.

And said Gibson-Anderson-Evins, Inc.,
and assigns, covenant with said Jeffrey A. Fuller, his

does for itself, its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, except as shown 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

Jeffrey A. Fuller, his

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

IN WITNESS WHEREOF, the said Gibson-Anderson-Evins, Inc.,

by its

President, L.S. Evins, III,

, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 18th day of November, 19 86

ATTEST:

Gibson-Anderson-Evins, Inc.

By

Its

President

Secretary

STATE OF ALABAMA

COUNTY OF SHELBY

a Notary Public in and for said County, in

I, the undersigned, L.S. Evins, III, whose name as President of Gibson-Anderson-Evins, 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 18th day of November, 19 86.

Notary Public

(CONTINUED FROM FRONT)

SUBJECT TO:

4. Right of Way granted to Alabama Power Company by instrument recorded in Volume 37, Page 243, Volume 220, Page 43, Vol. 266, Page 741, Vol. 247, Page 422 and Vol. 279, Page 387, in the Probate Office of Shelby County, Alabama.
5. Mineral and mining rights and rights incident thereto recorded in Vol. 327, Page 906, in the Probate Office of Shelby County, Alabama.
6. Right of Way granted to South Central Bell by instrument recorded in Vol. 277, Page 219, in the Probate Office of Shelby County, Alabama.
7. Restrictions appearing of record in Vol. 39, Page 880, in the Probate Office of Shelby County, Alabama.

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

1986 NOV 20 AM 9:16

Thomas W. Henderson, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 4.50
2. Mig. Tax	_____
3. Recording Fee	5.00
4. Indexing Fee	1.00
TOTAL	10.50

CHARLES A. J. PEPPER, JR.
Attorney at Law
813 Shoreside Circle, N.E.
Birmingham, AL 35203

TO

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF _____

Office of the Judge of Probate:

Recording Fee \$ _____
Deed Tax \$ _____

This Form Furnished By
ALABAMA TITLE CO., INC.
615 North 21st Street
Birmingham, Alabama

BOOK 101 PAGE 200