

This instrument was prepared by

(Name) Joe A. Scotch, Jr.

(Address) 100 Scotch Drive, Birmingham, Ala. 35243

WARRANTY DEED-

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifteen thousand and no/100 (\$15,000.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Nina Hurst, an unmarried woman

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

Scotch Building & Development Co., Inc.

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

An undivided 2/3 of a 1/3 (0.222) interest in and to the following: All that part of the SW 1/4 of the SE 1/4 of Section 12, Township 19 South, Range 2 West, described as starting at the southwest corner of said 1/4 - 1/4 section and run thence east along the south line of said 1/4 - 1/4 section for 196 feet; run thence northeastwardly and parallel with the Cahaba Valley Public Road 495 feet; run thence eastwardly and parallel with the south line of said 1/4 - 1/4 section to the east line of said 1/4 - 1/4 section; run thence north along said east line 825 feet, more or less, to the northeast corner of said 1/4 - 1/4 section; run thence west along the north line of said 1/4 - 1/4 section 1320 feet, more or less, to the northwest corner of said 1/4 - 1/4 section; run thence south along the west line of said 1/4 - 1/4 section 1320 feet, more or less, to the point of beginning.

LESS AND EXCEPT: Lots 1, 2, 3, 4, 5, 6 Block 17 Lincoln Park Subdivision as recorded in Map Book 3, Page 145, Shelby County Probate Office.

BOOK 106 PAGE 793

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, I have hereunto set my hands(s) and seal(s), this 12th day of December, 1986.

1. Deed Tax \$ 15.00  
2. Mtg. Tax \_\_\_\_\_  
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 18.50

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

1986 DEC 29 PM 2:56 (Seal)

Judge of Probate (Seal)

Nina F. Hurst (Seal)  
(Seal)  
(Seal)

STATE OF ALABAMA  
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nina Hurst is known to me, acknowledged before me whose name is signed to the foregoing conveyance, and who she executed the same voluntarily on this day, that, being informed of the contents of the conveyance on the day the same bears date.

Given under my hand and official seal this 12th day of December, A. D. 1986.

Notary Public