

This instrument was prepared by

(Name) Robert R. Sexton, Attorney at Law  
(Address) 1600 City Federal Building  
Birmingham, Alabama 35203

SEND TAX NOTICE TO:  
Deborah L. Cashion  
1328 Applegate Drive  
Alabaster, AL 35007

Corporation Form Warranty Deed - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

That in consideration of Forty-Eight Thousand Three Hundred and No/100 (\$48,300.00)-----DOLLARS,  
to the undersigned grantor, APPELEGATE REALTY, INC. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged,  
the said GRANTOR does by these presents, grant, bargain, sell and convey unto DEBORAH L. CASHION

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

Lot 40, according to the resurvey of Lots 1 through 64, 89 through 104 and A through  
C, of Applegate Manor, as recored in Map Book 10, page 25, in the Probate Office of  
Shelby County, Alabama; being situated in Shelby County, Alabama; together with all  
of the rights, privileges and easements and appurtenant ownership interest in and to  
premises previously conveyed by Applegate Realty, Inc. by deed recorded in Real 65,  
page 201, in the Probate Office of Shelby County, Alabama, and more fully defined in  
the Declaration of Covenants, Conditions and Restrictions of Applegate Townhomes, as  
recorded in Real 63, page 634, in said Probate Office; being situated in Shelby  
County, Alabama.

SUBJECT TO: 1) Ad valorem taxes due in the year 1987. 2) Building set back line of  
30 feet reserved from Applegate Drive as shown by plat. 3) Public utility easements  
as shown by recorded plat, including a 2.5 foot easement on the West side and a 15  
foot easement on the North side. 4) Restrictions, covenants and conditions as set  
out in instrument recorded in Real 63, page 634 and amended in Real 125, page 299.  
5) Right of way granted to South Central Bell as shown by instrument recorded in Deed  
Book 337, page 235. 6) Easement to Alabama Power Company as set out in instrument  
recorded in Real 59, page 376. 7) Agreement with Alabama Power Company as to  
underground cables as recorded in Real 60, page 745 and covenants pertaining thereto  
as recorded in Real 60, page 748.

\$39,750.00 of the purchase price recited above was derived from the proceeds of a  
mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or  
their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances, 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 GRANTEE, his, her or their heirs, executors and assigns  
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its  
authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 16th day of September, 19 87.

ATTEST:

APPELEGATE REALTY, INC.

By

President

STATE OF ALABAMA

1987 SEP 18 PM 2:23

COUNTY OF JEFFERSON

I, the undersigned

Thomas A. Goggans  
JUDGE OF PROBATE

a Notary Public in and for said County, in said State,

hereby certify that

Randall H. Goggans

whose name as

President of APPELEGATE REALTY, 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 16th day of September

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