

This form furnished by:

Cahaba Title, Inc.

988-5600

This instrument was prepared by:
(Name) Daniel M. Spitler, Attorney
(Address) 108 Chandalar Drive
Pelham, Alabama 35124

Send Tax Notice to:
(Name) Ms. Alberta A. Faircloth
(Address) 3493 Wildewood Drive
Pelham, Alabama 35124

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIXTY-SIX THOUSAND FOUR HUNDRED AND NO/100 (\$66,400.00) ----- DOLLARS
to the undersigned grantor, ROBIN HOMES, 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 presentes, grant, bargain, sell and convey unto

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

Lot 44, in Block 1, according to the survey of Wildewood Village, 5th Addition, as recorded in Map Book 9 page 165 in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

Building setback line of 20 feet reserved from Wildewood Drive as shown by plat.
Public utility easements as shown by recorded plat, including a 15 foot easement on the Northwest side.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 264 page 28 in Probate Office of Shelby County, Alabama.

Right of Way granted to South Central Bell by instrument recorded in Deed Book 315 page 207 in Probate Office of Shelby County, Alabama.

Easement to Alabama Power Company as shown by instrument recorded in Real 75 page 683 in Probate Office of Shelby County, Alabama.

Easement to South Central Bell as shown by instrument recorded in Real 21 page 308 in Probate Office of Shelby County, Alabama.

Agreement with Alabama Power Company as to underground cables recorded in Real 78 page 96 and covenants pertaining thereto recorded in Real 78 page 99 in Probate Office of Shelby County, Alabama.

Mineral and mining rights if not owned by Grantor.

BOOK 169 PAGE 593

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 encumbrances, 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,

Secretary ~~President~~, who is

this the 29th day of January, 19 88

ATTEST:

By Marion R. Harris, Jr. Secretary
Deed tax - 66.50
2.50
1.00
70.00

STATE OF ALABAMA
SHELBY County

Secretary
STATE OF ALA. SHELBY C.
I CERTIFY THIS
INSTRUMENT WAS FILED

88 FEB -2 AM 8:58

I, the undersigned

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

hereby certify that Marion R. Harris, Jr., JUDGE OF PROBATE

whose name as Secretary ~~President~~ of ROBIN HOMES, 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 29th day of January, 19 88

[Signature]
Notary Public