

This instrument was prepared by

(Name) Gene W. Gray, Jr.
(Address) 2100 16th Avenue, South
Birmingham, Alabama 35205

Send Tax Notice To: Natter Properties, Incorporated
name

address #11-7-35-0-003-012

WARRANTY DEED-

LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Ninety-eight Thousand Five Hundred and No/100--(\$198,500.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Frank R. Wasuta and wife, Mary C. Wasuta

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

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

Lot 28, according to the Amended Map of Riverchase Country Club, Phase II, as recorded in Map Book 8, Page 59 in the Probate Office of Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1988 which are a lien, but not due and payable until October 1, 1988.

10 foot easement on Rear as shown by recorded Map.

Restrictions appearing of record in Misc. Volume 14, Page 536, Amended by Misc. Volume 17, Page 550 and Amended by Misc. Volume 34, Page 549 in the Probate Office of Shelby County, Alabama.

Restrictions appearing of record in Volume 334, Page 62 in the Probate Office of Shelby County, Alabama.

Restrictions regarding Alabama Power Company as recorded in Misc. Volume 40, Page 439 in the Probate Office of Shelby County, Alabama.

Mineral and mining rights and rights incident thereto recorded in Volume 127, Page 140 in the Probate Office of Shelby County, Alabama.

Agreement with Alabama Power Company as recorded in Misc. Volume 23, Page 626 in the Probate Office of Shelby County, Alabama.

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, WE have hereunto set OUR hands(s) and seal(s), this 11th day of February, 1988.

1. Deed Tax \$ 198.50

2. Mtg. Tax

3. Recording Fee 2.50

4. Indexing Fee 1.00

TOTAL 202.00

STATE OF ALA. SHELBY COUNTY

I CERTIFY THIS

INSTRUMENT WAS FILED

88 FEB 16 AM 10:33

THOMAS G. SNOWDEN, JR.

JUDGE OF PROBATE

Frank R. Wasuta (Seal)
Frank R. Wasuta

Mary C. Wasuta (Seal)
Mary C. Wasuta

General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frank R. Wasuta and Mary C. Wasuta, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of February, A. D., 1988.

Notary Public
Land Title