

This instrument was prepared by

(Name) Mary E. Wright

(Address) Birmingham, Alabama 35216

Warranty Deed

1419

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty Four Thousand, Five Hundred and no/100----- DOLLARS,
to the undersigned grantor, Awtrey Reamer Development Partnership

(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
Gardner Brothers Homebuilders, Inc.

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in

Shelby County, Alabama to wit:

Lot 20 according to the map and survey of Southpointe, First Sector,
as recorded in Map Book 11, Page 83, in the Probate Office of Shelby
County, Alabama.

Subject to all easements, restrictions, and rights of ways of record.

Grantee's Address: Route 3, Box 763
Oneonta, Alabama 35121

\$24,500 of the above recited consideration was paid from a mortgage loan closed simultaneously
herewith.

1. Deed Tax \$ _____
2. Mig Tax _____
3. Registration Fee 2.50
4. Notary Fee 1.00
TOTAL 3.50

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 Managing Partner who is
authorized to execute this conveyance, hereto set its signature and seal,

this the 1st day of June, 1988

ATTEST:

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

By Albert Awtrey, Managing Partner

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned authority

JUDGE OF PROBATE

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

hereby certify that H. Albert Awtrey

whose name as Managing Partner of Awtrey Reamer Development Partnership 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 Partnership.

Given under my hand and official seal, this the 1st day of June, 1988