

2491

Send tax notice to: Carol J. Clemens

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35203

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

STATE OF ALABAMA)
COUNTY OF SHELBY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Hundred Sixty Eight Thousand and no/100 (\$268,000.00)-----DOLLARS,
to the undersigned grantor, Harbar 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 presents, grant, bargain, sell and convey unto
Carol J. Clemens
(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to wit:

Lots 21, 22, 23, 24, 25, 26, 27 and 28, according to the Survey of Heritage Oaks, as
recorded in Map Book 11, page 23 A & B, in the Probate Office of Shelby County, Alabama.
Subject to taxes for 1988.
Subject to Easement as shown by recorded Map.
Subject to Building Line as shown by recorded Map.
Subject to Right of Way to Alabama Power Company as recorded in Real 133, page 586 in the
Probate Office of Shelby County, Alabama.
Subject to Restrictions regarding Alabama Power Company as recorded in Real 140, page 744,
in the Probate Office of Shelby County, Alabama.

95
PAGE 192
BOOK Subject to Restrictions appearing of record in Real 152, page 657, in the Probate Office
of Shelby County, Alabama as amended by Amendment to Restrictions recorded in Real
Book 192 Page 93.

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 Vice President, who is
authorized to execute this conveyance, hereto set its signature and seal,
this the 28th day of June, 19 88

ATTEST: STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED
88 JUN 30 PM 1:08
Secretary
1. Deed Tax \$ 268.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 271.50
By Denney Barrow Vice President

STATE OF ALABAMA
COUNTY OF JEFFERSON
I, Larry L. Halcomb
hereby certify that Denney Barrow
a Notary Public in and for said County, in said State,

whose name as Vice President of Harbar 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 28th day of June, 19 88
Larry L. Halcomb Notary Public