

TITLE NOT EXAMINED

This instrument was prepared by

(Name) J. Michael Joiner

Send Tax Notice To:

name

(Address) P.O. Box 1012 Alabaster, AL 35007

address

WARRANTY DEED-

LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighteen Thousand Five Hundred Dollars (\$18,500.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Fred E. Pringle, Jr. and Deborah H. Pringle, husband and wife

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Scott Development Co., Inc.

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

Lot 14, according to the Map of Dogwood Forest, an unrecorded subdivision, being more particularly described as follows: Commence at the S.W. corner of the S.W. $\frac{1}{4}$, of the S.E. $\frac{1}{4}$, of Section 13, Township 21 South, Range 3 West; thence run Northwardly along the West line of said $\frac{1}{4}$ for a distance of 992.65'; thence turn an angle to the right of $131^{\circ}-39'-38''$ for a distance of 507.30'; thence turn an angle to the left of $16^{\circ}-03'-18''$ for a distance of 105.0' to the Point of Beginning; thence turn an angle to the right of $96^{\circ}-13'-33''$ for a distance of 344.76' to the Northerly R/W line of Chestnut Circle and the point of beginning of a curve to the right having a central angle of $94^{\circ}-11'-19''$ and a radius of 50.0'; thence run along the arc of said curve for a distance of 82.20' to a point of reverse curve having a central angle of $42^{\circ}-50'$ and a radius of 25.0'; thence run along the arc of said curve for a distance of 18.69' to the end of said curve; thence continue along said R/W for a distance of 28.74' to the point of beginning of a curve to the left having a central angle of $72^{\circ}-09'-07''$ and a radius of 180.0'; thence run along the arc of said curve for a distance of 226.67' to the point of reverse curve having a central angle of $12^{\circ}-13'-16''$ and a radius of 280.0'; thence run along the arc of said curve for a distance of 59.72' to the end of said curve; thence turn an angle to the left of $83^{\circ}-53'-23''$ as measured from the chord for a distance of 481.65'; thence turn an angle to the left of $31^{\circ}-01'-38''$ for a distance of 22.11'; thence turn an angle to the left of $53^{\circ}-31'-20''$ for a distance of 225.01' to the Point of Beginning.

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 14 day of July, 1988.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

88 JUL 18 AM 9:00

Judge of Probate

Deed 14-1850
Rec. - 250
Ind. - 100
22.00

Fred E. Pringle
Deborah H. Pringle

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, J. Michael Joiner, a Notary Public in and for said County, in said State, hereby certify that Fred E. Pringle and wife Deborah H. Pringle are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of July, A. D., 1988

My commission expires 11-17-90 Notary Public

Cahaba T.H.