

THIS INSTRUMENT PREPARED BY:  
L. Stephen Wright, Jr., Esquire  
2127 Morris Avenue  
Birmingham, Alabama 35203

Send Tax Notice To:

\$ 1200.00

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA)  
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the conveyance by the grantee herein, KNIGHT PLUMBING & HEATING COMPANY, INC., a corporation to the grantor herein, BARNEY H. KNIGHT of the following described real estate situated in Shelby County, Alabama:

A parcel of land located in the Southeast 1/4 of the Northeast 1/4 of Section 14, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northeast corner of said 1/4-1/4 Section, thence 69 degrees 03 minutes 45 seconds, measured from the East line of said 1/4-1/4 Section, in a Southwesterly direction a distance of 777.02 feet, thence 17 degrees 35 minutes 30 seconds right in a Westerly direction a distance of 96.43 feet to the Point of Beginning; thence continue along last described course a distance of 71.41 feet, thence 73 degrees 34 minutes 46 seconds left in a Southwesterly direction a distance of 232.65 feet, thence 88 degrees 50 minutes left in a Southeasterly direction a distance of 68.57 feet, thence 91 degrees 10 minutes left in a Northeasterly direction a distance of 254.24 feet to the Point of Beginning.

BOOK Mineral and mining rights excepted.

Subject to easements, restrictions and reservations of record, if any.

the receipt of the deed to which is hereby acknowledged, the said BARNEY H. KNIGHT does by these presents, grant, bargain, sell and convey unto the said KNIGHT PLUMBING AND HEATING COMPANY, INC., a corporation the following described real estate of equal value situated in Shelby County, Alabama, to-wit:

A parcel of land located in the SE-1/4 of NE-1/4 of Section 14, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northeast corner of said 1/4-1/4 section, thence 69°03'45", measured from the East line of said 1/4-1/4 section, in a Southwesterly direction a distance of 777.02 feet to the Point of Beginning, thence 55°59'16" left in a Southwesterly direction a distance of 283.38 feet, thence 91°10' right in a Northwesterly direction a distance of 92.52 feet, thence 88°50' right in a Northeasterly direction a distance of 254.24 feet, thence 73°34'46" right in an Easterly direction a distance of 96.43 feet to the Point of Beginning.

1120 Beacon Pkwy. E.  
Unit 101  
Bham 35209

Subject to easements, restrictions and reservations of record, if any.

This instrument was prepared without benefit of a title binder or other title examination and the legal description was provided by the client.

TO HAVE AND TO HOLD to the grantee, and the heirs and assigns of the grantee forever.

And I do for my heirs, executors, and administrators, covenant with the grantee, and the grantee's heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the grantee and the grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 5<sup>th</sup> day of October 1988.

\_\_\_\_\_(Seal)

Barney H. Knight (Seal)  
Barney H. Knight

\_\_\_\_\_(Seal)

\_\_\_\_\_(Seal)

STATE OF ALABAMA)  
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that BARNEY H. KNIGHT, a single man whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5<sup>th</sup> day of October, 1988.

John Pelf  
Notary Public

STATE OF ALABAMA  
I CERTIFY THIS  
INSTRUMENT WAS FILED

88 OCT 11 PM 12:10

Thomas A. Swank, Jr.  
JUDGE OF PROBATE

1. Doc. Tax	\$ 1.50
2. Mig. Tax	_____
3. Recording Fee	5.00
4. Indexing Fee	1.00
TOTAL	7.50

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