

This instrument was prepared by:
(Name) Joyce K. Lynn
Address) 1109 Townhouse Road
Helena, Alabama 35080

3.50
Send Tax Notice to:
(Name) _____
(Address) _____

Partnership form Warranty Deed

724

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

That in consideration of --FIFTEEN THOUSAND NINE HUNDRED and No/100-- DOLLARS,

to the undersigned grantor, OLDE TOWNE WEST PARTNERSHIP, an Alabama General 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

KEITH COGGINS dba/ B&K CONSTRUCTION

(herein referred to as GRANTEE, whether one or more), the following real estate, situated in SHELBY COUNTY, ALABAMA, to-wit:

Lot 54, according to the survey of Autumn Ridge, as recorded in Map Book 12 Pages 4, 5 and 6, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to easements and restriction of record.

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 encumbrances, 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 authorized Partners, who are authorized to execute this conveyance, hereto set its signature and seal, this the 4th day of November, 1988.

OLDE TOWNE WEST PARTNERSHIP
an Alabama General Partnership

BY: Tanglewood Corporation
Partner

By: Jack D. Harris
its President

BY: Roy Martin Construction, Inc.
Partner

By: Roy C. Martin
its President

The full consideration quoted above was paid from mortgage loan closed simultaneously herewith.

National Bank of Commerce

BOOK 213 PAGE 130

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Roy L. Martin, whose name as President of Roy Martin Construction, Inc., Partner of OLDE TOWNE WEST PARTNERSHIP, an Alabama General 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 of Roy Martin Construction, INC., Partner of Olde Towne West Partnership, 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 4th day of November 1988.

Joyce K. Lynn
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1992

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Jack D. Harris, whose name as President of Tanglewood Corporation, Partner of OLDE TOWNE WEST PARTNERSHIP, an Alabama General 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 of Tanglewood Corporation, Partner of Olde Towne West Partnership, 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 4th day of November 1988.

Joyce K. Lynn
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1992

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

88 NOV 10 AM 8:38

Thomas A. Shores, Jr.
JUDGE OF PROBATE

1. Doc. Fee \$
2. Mtg. Fee
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 6.00

BOOK 213 PAGE 131

NOV 10 1988