

1984
THIS DEED REPLACES ORIGINAL DEED DATED December 1, 1988 which was never recorded and has been lost.

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

Send Tax Notice to:
(Name) Rom-Shor Const. Co., Inc.
(Address) 1724 3rd Ave. North
Bessemer, AL 35020

Partnership form Warranty Deed

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

That in consideration of --SIXTEEN 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

ROM-SHOR CONSTRUCTION COMPANY, INC.

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

Lot 106, 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.

\$16,900 of the above recited consideration was paid from a mortgage loan closed simultaneously herewith.

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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 18th day of January, 1989.

OLDE TOWNE WEST PARTNERSHIP
an Alabama General Partnership

BY: Tanglewood Corporation
Partner

By: Jack D. Davis
its President

BY: Roy Martin Construction, Inc.
Partner

By: Roy K. Martin
its President

Central Bank
of the South
P.O. 10566
Birmingham, AL 35282

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 18th day of January, 1989.

Joyce K. Lyon
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1992

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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 18th day of January, 1989.

Joyce K. Lyon
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1992

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

89 JAN 30 PM 1:31

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$	—
2. Mtg. Tax		—
3. Recording Fee		<u>500</u>
4. Indexing Fee		<u>100</u>
TOTAL		<u>600</u>