

1479
GRANTEE: Mulkin Enterprises, Inc.
P.O. Box 741
Bessemer, AL 35021

WARRANTY DEED

STATE OF ALABAMA)

JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FIVE HUNDRED AND NO/100 DOLLARS to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, we, JAMES E. MULKIN, a married man an undivided 1/4 interest, LEE N. COFER, a widower an undivided 1/2 interest AND BLUE CREEK LAND COMPANY, INC., an Alabama Corporation, an undivided 1/4 interest (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto MULKIN ENTERPRISES, INC. (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

The West 1/2 of Northwest 1/4, Southeast 1/4 of Northwest 1/4, Five acres on the South end of the Northeast 1/4 of Northwest 1/4, Section 16, Township 20 South, Range 1 West, Shelby County, Alabama, being a part of Parcel I of Tract Eight Subdivision, as recorded in Map Book 10 Page 22, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.
Mineral and mining rights excepted.

SUBJECT TO: All minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Real 206, Page 536 and Deed Book 347, Page 349 in Probate Office.

SUBJECT TO: A one year timber contract to Cahaba Veneer, Inc. as set out in Real 215, Page 481, said contract to expire September 26, 1989.

SUBJECT TO: Oil & Gas Lease between Champion International Corporation and the Louisiana Land and Exploration Company and Atlantic Richfield Company as set out in Deed Book 347, Page 349 in Probate Office.

SUBJECT TO all reservations, restrictions, easements and right of ways of record or in evidence through use.

Said property is not a part of Grantors Homestead.

TO HAVE AND TO HOLD to the said GRANTEES, his, her or their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises;

that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 and seals this 8th day of May, 1989.

James E. Mulkin
James E. Mulkin
Lee N. Cofer
Lee N. Cofer

Blue Creek Land Company, Inc.

Attest:

Joel W. Mulkin
Secretary

A. Glenn Weaver
A. Glenn Weaver, President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James E. Mulkin, a married 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of May, 1989.

Nancy Carol Allison
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1990

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lee N. Cofer, a married 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of May, 1989.

Nancy Carol Allison
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1990

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STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that A. Glenn Weaver whose name as President of Blue Creek Land Company, 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 on the day the same bears date.

Given under my hand and official seal this 8th day of May, 1989.

Nancy Carol Allison
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1993

This instrument prepared by:
Weaver Agency of Bessemer, Inc.
412 4th Avenue, Bessemer, Alabama

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STATE OF ALABAMA
JUDICIAL DEPARTMENT
INSTRUMENTS

1989 MAY 30 AM 9:44

Thomas A. ...
JUDGE OF PROBATE

1. Bond Tax	6.50
2. Mtg. Tax	
3. Recording Fee	7.50
4. Indexing Fee	3.00
TOTAL	11.00