

This instrument was prepared by
(Name) **LARRY L. HALCOMB**
ATTORNEY AT LAW
(Address) **5512 OLD MONTGOMERY HIGHWAY**
HOMEWOOD, ALABAMA 35209
WARRANTY DEED-

248
Send Tax Notice To: _____

name

address

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars & other valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Percy W. Brower, Jr., a married man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Harbar Construction Company, Inc.

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

Lot 61, according to the survey of Woodvale, as recorded in Map Book 12,
pages 21 and 22, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1989.

Subject to easement, building line, restrictions and agreement with Alabama Power
Company of record.

The property is not the homestead of the grantor nor his spouse.

1. Deed Tax \$ 20.00
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 2.00
TOTAL 24.50

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, I have hereunto set my hands(s) and seal(s), this 30th day of May, 1989.

NOTARY PUBLIC
I CERTIFY THAT
INSTRUMENT WAS FILED

89 JUN -5 PM 2:09

JUDGE OF PROBATE

Percy W. Brower, Jr. (Seal)
Percy W. Brower, Jr. (Seal)
(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that Percy W. Brower, Jr., 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 30th day of May, A. D., 1989.

Larry L. Halcomb

Notary Public