

This form furnished by: **Alabama Title, Inc.**

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This instrument was prepared by:
(Name) Daniel M. Spitler, Attorney at Law
(Address) 108 Chandalar Drive
Pelham, Alabama 35124

Send Tax Notice to:
(Name) Brock Southern Construction, Inc.
(Address) Route 4, Box 926
Cullman, Alabama 35055

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA }
SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of TWENTY-FOUR THOUSAND NINE HUNDRED AND NO/100 (\$24,900.00)--- DOLLARS
to the undersigned grantor, GROSS HOME BUILDERS COMPANY, INC. a corporation

(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 presentes, grant, bargain, sell and convey unto
BROCK SOUTHERN CONSTRUCTION, INC.

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

Lot 19, Block 3, according to the Survey of Norwick Forest, Second Sector, as recorded in Map Book 13 page 23 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

- Building setback line of 35 feet reserved from Newgate Court as shown by plat.
- Public utility easements as shown by recorded plat, including a 7.5 foot easement on the Westerly and Southwesterly sides of lot.
- Restrictions, covenants and conditions as set out in instrument recorded in Real 228 page 563 in Probate Office of Shelby County, Alabama.
- Easement to Alabama Power Company and South Central Bell as shown by instrument recorded in Real 224 page 583 in Probate Office of Shelby County, Alabama.
- Mineral and mining rights if not owned by Grantor.
- Easement to Alabaster Water & Gas Board as shown by instrument recorded in Real 124 page 255 in Probate Office of Shelby County, Alabama.

BOOK 247 PAGE 707

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
89 JUL 25 PM 3:31
Thomas H. [Signature]
JUDGE OF PROBATE

RECORDING FEES
Recd Tax
Recording Fee \$ 2.50
3.00
~~7.00~~
TOTAL 6.50

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 _____ Vice - President, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 12th day of July, 19 89

ATTEST: _____
Secretary

GROSS HOME BUILDERS COMPANY, INC.
By *Alvin Gross*
Alvin Gross, Vice - President

STATE OF ALABAMA }
SHELBY County }

I, the undersigned _____ a Notary Public in and for said County, in said State, hereby certify that Alvin Gross

whose name as Vice - President of Gross Home Builders 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.

Given under my hand and official seal, this the 12th day of July, 19 89.
1/25/90 *Dan J. Willingham*

DAN J. WILLINGHAM