

This form furnished by:

**Cahaba Title, Inc.**

Riverchase Office  
(205) 988-5600

Eastern Office  
(205) 833-1571

This instrument was prepared by:  
(Name) VALLEYDALE REALTY CO.  
(Address) 4525 VALLEYDALE RD.  
BIRMINGHAM, ALABAMA, 35242

Send Tax Notice to:  
(Name) THOMAS NEILL  
(Address) HIGHWAY 109  
COLUMBIANA, ALABAMA, 35051

**CORPORATION FORM WARRANTY DEED**

STATE OF ALABAMA

SHELBY

COUNTY }

1269 KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THIRTY THREE THOUSAND NINE HUNDRED AND NO/100-----(\$33,900.00) DOLLARS to the undersigned grantor, JAMESWOOD DEVELOPMENT 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 THOMAS NEILL CONSTRUCTION CO., INC.

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

LOT # 24, ACCORDING TO THE SURVEY OF JAMESWOOD, SECOND SECTOR, AS RECORDED IN MAP BOOK 11, PAGE 108, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

SUBJECT TO TAXES, EASEMENTS, AND RESTRICTIONS OF RECORDS.  
MINERAL AND MINING RIGHTS EXCEPTED.

No  
1. Deed Tax \$ 1.00  
2. Mtg. Tax         
3. Recording Fee 2.50  
4. Indexing Fee 3.00  
TOTAL 6.50

SINK HOLE PRONE AREAS

THE SUBDIVISION SHOWN HERON, INCLUDING LOTS AND STREETS, LIES IN AN AREA WHERE NATURAL LIME SINKS MAY OCCUR. SHELBY COUNTY, THE SHELBY COUNTY ENGINEER, THE SHELBY COUNTY PLANNING COMMISSION AND THE MEMBERS THEROF, AND ALL OTHER AGENTS, SERVANTS OR EMPLOYEES OF SHELBY COUNTY, ALABAMA, MAKE NO REPRESENTATION WHATSOEVER THAT THE SUBDIVISION LOTS AND STREETS ARE SAFE OR SUITABLE FOR RESIDENTIAL CONSTRUCTION, OR FOR ANY OTHER PURPOSE WHATSOEVER. AREAS UNDERLAIN BY LIMESTONE AND THUS MAY BE SUBJECT TO LIME SINK ACTIVITY. THERE IS NO VISIBLE EVIDENCE OF SINK HOLES ON THIS PROPERTY.

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 to execute this conveyance, hereto set its signature and seal,

President, who is

this the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_

ATTEST:

Secretary

89 JUL 26 AM 8:13

By

ELBERT E. FULMER

President

STATE OF ALABAMA

SHELBY

County }

JAMES RAY MARTIN  
JUDGE OF PROBATE

I, JAMES RAY MARTIN

a Notary Public in and for said County, in said State,

hereby certify that ELBERT E. FULMER

whose name as THE President of JAMESWOOD DEVELOPMENT, 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 24th. day of JULY, 1989

FEBRUARY 9 1991

Commission Expires

Notary Public