

603

This instrument was prepared by
(Name) Larry L. Halcomb
3512 Old Montgomery Highway
(Address) Homewood, Alabama 35209

Send Tax Notice To: _____
name _____
address _____

WARRANTY DEED-

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

That in consideration of Thirty four thousand & No/100 (34,000.00)

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

Fairways Partnership, an Alabama General Partnership

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Harbar Construction Company, Inc.

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

Lot 10, according to the Survey of The Fairways at Riverchase, as recorded in Map Book 13, page 18, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1990.

Subject to restrictions, easements, agreement with Alabama Power Company and rights-of-way to South Central Bell of record.

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1. Deed Tax	\$ 34.00
2	2.50
3	3.00
4	
5	
6	1.00
Total	\$ 40.50

TO HAVE AND TO HOLD to the said grantees, 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 8th day of December, 19 89.

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

89 DEC 11 PM 12:09

(Seal)
Thomas H. Davidson, Jr.
JUDGE OF PROBATE (Seal)

Fairways Partnership, an Alabama General Partnership

By: Percy W. Brower, Jr. (Seal)
Percy W. Brower, Jr.
General Partner (Seal)

General Acknowledgment

STATE OF ALABAMA }
JEFFERSON COUNTY }

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that Percy W. Brower, Jr., General Partner 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 December, A. D., 1989

*in his capacity as General Partner of Fairways Partnership, an Alabama General

Larry L. Halcomb Notary Public