

This instrument was prepared by

(Name) Clayton T. Sweeney
2100 SouthBridge Parkway, Suite 650
(Address) Birmingham, AL 35209

SEND TAX NOTICE TO:
Lu L. Tackaberry
3433 Chippenham Circle
Birmingham, AL 35242

\$75.00
4.00
2.80
\$81.50

Corporation Form Warranty Deed - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Ninety Five Thousand and no/100----- DOLLARS,

to the undersigned grantor, William J. Acton Construction, 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 presents, grant, bargain, sell and convey unto

Lu L. Tackaberry
(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in
Shelby County, Alabama.

Lot 108, according to the Survey of Brook Highlands, Third Sector as recorded in Map Book 12, Page 64 A & B in the Probate Office of Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1990 which are a lien but are not due and payable until October 1, 1990.

Existing easements, restrictions, set-back lines, limitations, if any, of record.

\$120,000.00 of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

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

90 MAR -9 AM 8:03

Judge of Probate

1. Dead Tax	\$ 75.00
2. Mtg. Tax	\$ 4.00
3. Recording Fee	\$ 2.80
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$ 1.00
6. Certified Fee	\$ 1.50
Total	\$ 81.50

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

President, who is

this the 28th day of February 19 90

ATTEST:

William J. Acton Construction, Inc.

Secretary

By

William J. Acton
President

STATE OF ALABAMA

COUNTY OF JEFFERSON
I, THE UNDERSIGNED

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

hereby certify that William J. Acton,

whose name as President of William J. Acton Construction, 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 28th day of February 19 90

Notary Public