

Send Tax Notice To:

Birmingham Realty Company
2118 First Avenue North
Birmingham, Alabama 35203

STATE OF ALABAMA)

SHELBY COUNTY)

WARRANTY DEED

THIS IS A WARRANTY DEED executed and delivered this 23rd day of March, 1990, by RUBY G. MARKS, a widow, and HERBERT R. MARKS, a married man, as joint tenants, with right of survivorship, (hereinafter referred to as the "Grantors"), to BIRMINGHAM REALTY COMPANY, an Alabama corporation (hereinafter referred to as the "Grantee").

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of Thirty Thousand and 00/100 Dollars (\$30,000.00) in hand paid by Grantee to Grantors, and the simultaneous transfer and conveyance by the Grantee of certain real estate situated in Shelby County, Alabama, to Grantors, the Grantors do by these presents, grant, bargain, sell and convey unto such Grantee, the following real estate, situated in Shelby County, Alabama:

Beginning at a point 432 feet south 0 degrees 00 minutes of the N.E. corner of the SE quarter of SE quarter Section 26, Township 17 south, Range 1 East, Shelby County. Thence South 0 degrees 00 minutes along said forty line which is section line 874.06 ft. to SE corner of said section, thence west 0 degrees 00 minutes 320 feet along section line to a point, thence north 29 degrees 00 minutes west 590.00 feet to a point on the south R.O.W. of a gravel road. Thence north 59 degrees 30 minutes east along R.O.W. of said road 198 feet to a point; thence north 34 degrees 30 minutes east along R.O.W. of said road 277 feet to a point, thence north 84 degrees 00 minutes east 280.07 feet to a point on section line which is point of beginning. Containing 6.65 acres, more or less;

TOGETHER WITH all appurtenances thereto belonging or in anywise appertaining and all right, title and interest of Grantors in and to any and all roads, alleys and ways bounding said premises.

Grantor Herbert R. Marks hereby warrants that the above described real estate does not constitute the homestead of either himself or his wife.

This conveyance is subject to the following:

1. Ad valorem taxes for tax year 1990 and all subsequent years;

2. Transmission line permit to Alabama Power Company as recorded in Deed Book 131, Page 151, with the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD, to the said Grantee, its successors and assigns forever.

And said Grantors do for themselves, their heirs, administrators and assigns, covenant with said Grantee, its successors and assigns, that they are lawfully seized in fee

Berkowitz, Lepkowitz

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simple of said premises; that said premises are free from all encumbrances, except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, administrators and assigns shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Warranty Deed as of the date set forth above.

Ruby G. Marks
RUBY G. MARKS

Herbert R. Marks
HERBERT R. MARKS

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ruby G. Marks, a widow, whose name is signed to the foregoing Warranty Deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the Warranty Deed, she executed the same voluntarily on the day the same bears date.

Given under my hand this 28th day of March, 1990.

Chris D.
Notary Public

My Commission Expires: 4-19-90

With the ARMED FORCES OF THE U.S
On Board USS ABRAHAM LINCOLN (CVN 72)
At Norfolk, Virginia)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Herbert R. Marks, a married man, whose name is signed to the foregoing Warranty Deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the Warranty Deed, he executed the same voluntarily on the day the same bears date.

Given under my hand this 28th day of February, 1990.

Robert B. Blazewick

Notary Public, ROBERT B. BLAZEWICK, LT, JAGC, USNR
My Commission Indefinite per 10 U.S.C. 936

09690

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

90 MAR 27 AM 10:48

JUDGE OF PROBATE

1. Deed Tax	\$ 30.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 39.00