

804
This instrument was prepared by:

(Name) Joyce K. Lynn
Address) 1109 Townhouse Road
Helena, Alabama 35080

Send Tax Notice to:
(Name) Wayne Dutton Const., Inc.
Address Rt. 1 Box 168
Randolph, AL 36792

Partnership form Warranty Deed

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of --SIXTEEN THOUSAND AND NO/100----- DOLLARS,

To the undersigned grantor, OLDE TOWNE WEST PARTNERSHIP, an Alabama General Partnership (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

WAYNE DUTTON CONSTRUCTION, INC.

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

Lot 160, according to the survey of Autumn Ridge Second Sector, as recorded in Map Book 14 Pages 16, 17 and 18, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to easements and restriction of record.

FULL AMOUNT OF DEED PAID FROM PROCEEDS
OF MORTGAGE DEED FILED SIMULTANEOUSLY

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 Partners, who are authorized to execute this conveyance, hereto set its signature and seal, this the 9th day of April, 1990.

OLDE TOWNE WEST PARTNERSHIP
an Alabama General Partnership

By: Tanglewood Corporation
Partner

By: Jack D. Harris
it's President

By: Roy Martin Construction, Inc.
Partner

By: Roy H. Martin
it's President

First American Bank
of Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Roy L. Martin, whose name as President of Roy Martin Construction, Inc., Partner of OLDE TOWNE WEST PARTNERSHIP, an Alabama General Partnership, 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 of Roy Martin Construction, Inc., Partner of Olde Towne West Partnership, and with full authority, executed the same voluntarily for and as the act of said Partnership.

Given under my hand and official seal, this the 9th day of April, 19 90.

Joyce H. Lynn
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1992

BOOK 286 PAGE 810

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

90 APR 11 AM 10:23

Thomas H. Henderson
JUDGE OF PROBATE

1. Deed Tax	\$	0.00
2. Mtg. Tax	\$	0.00
3. Recording Fee	\$	5.00
4. Indexing Fee	\$	3.00
5. No Tax Fee	\$	1.00
6. Certified Fee	\$	1.00
Total	\$	10.00

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Jack D. Harris, whose name as President of Tanglewood Corporation, Partner of OLDE TOWNE WEST PARTNERSHIP, an Alabama General Partnership, 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 of Tanglewood Corporation, Partner of Olde Towne West Partnership, and with full authority, executed the same voluntarily for and as the act of said Partnership.

Given under my hand and official seal, this the 9th day of April, 19 90.

Joyce H. Lynn
Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 1992

025
ACOB