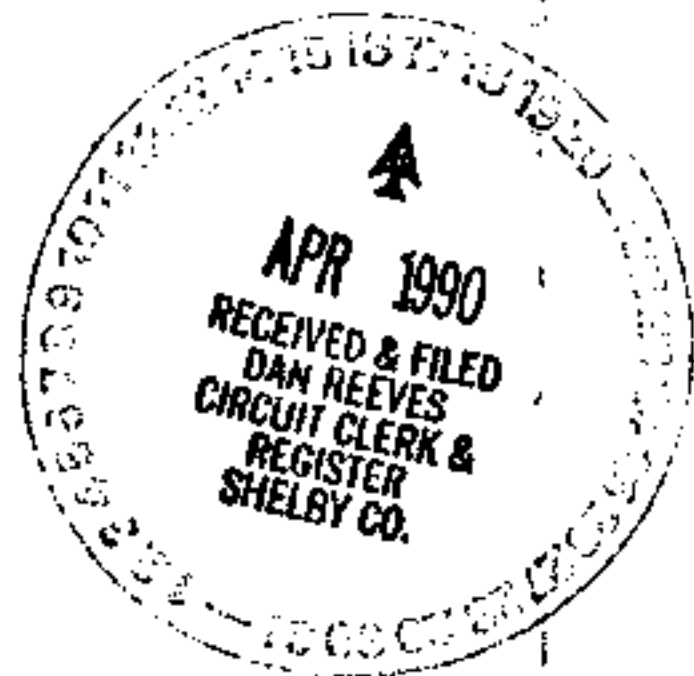


1579
CLERK'S DEED



STATE OF ALABAMA)
SHELBY COUNTY)

WHEREAS, a Public Sale was held by the Clerk of the Circuit Court of Shelby County, Alabama, under a Final Judgment of Divorce rendered by the Circuit Court for Jefferson County, Alabama under date of February 10, 1989, in Civil Action No. DR88 503-893 WCZ, wherein Joseph Andrew Carrera, Plaintiff, vs. Jewell Francis Busbee Carrera, Defendant, said sale having been made by public outcry at the Court House in the City of Columbiana, Shelby County, Alabama, after having been duly advertised once a week for three consecutive weeks in the Shelby County Reporter, a newspaper published in the County of Shelby, and Joseph Andrew Carrera being the highest and best bidder of said sale, became the purchaser of the Real Estate hereinafter described at the sum of One (\$1.00) Dollar, plus the assumption of all mortgage indebtedness against said real property.

NOW, THEREFORE, in consideration of the premises, and of the full payment to me of the purchase money aforesaid, the receipt whereof is hereby acknowledged, I, Dan Reeves, as Clerk of the Circuit Court, and by virtue of the authority in me vested by said decree of February 10, 1990, a Judgment of Divorce, and decree of March 28, 1990, confirming said sale have sold and conveyed, and by these presents do hereby bargain, sell and convey unto the said Joseph Andrew Carrera, all the right, title and interest of the said Joseph Andrew Carrera and Jewell Francis Busbee Carrera and of each and all parties to this suite, in and to the following described Real Estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 60, Block 2, according to the Plat of Woodford, a subdivision of Inverness, as recorded in Map Book 8, Page 51, in the Office of the Judge of Probate of Shelby County, Alabama.

This conveyance is subject to the following:

1. Ad Valorem taxes.
2. Said property is subject to those Protective Covenants or Restrictions recorded in Miscellaneous Book 38 Pages 380-394 in the Office of the Judge of Probate of Shelby County, Alabama.
3. Easements, rights of way, and set-back lines of record.
4. Mineral and mining rights not owned by GRANTOR.
5. Any applicable zoning ordinances.

Any encumbrances against the property herein conveyed are assumed by the purchaser.

TO HAVE AND TO HOLD, to the said Joseph Andrew Carrera, his heirs and assigns forever.

The undersigned executes this instrument in his said capacity as Clerk only and does not personally or individually warrant the title to said property.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal at office in the City of Columbiana, this the 20th day of April, A.D., 1990.

Dan Reeves
Circuit Clerk
Circuit Court for Shelby County,
Alabama

STATE OF ALABAMA

SHELBY COUNTY

I, Julia M. Davenport, a Notary Public in and for the County of Shelby, and State of Alabama, hereby certify that Dan Reeves, who is known to me to be the Circuit Clerk of the Circuit Court of Shelby County, Alabama, in said County, in said State, whose name as Clerk of said Court 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 this conveyance, he executed the same voluntarily in his capacity as Clerk on the day the same bears date.

Given under my hand and official seal, this 20th day of April, A.D., 1990.

Julia M. Davenport
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
90 APR 24 AM 9:14

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 9.50