

This form furnished by:

Cahaba Title, Inc.

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This instrument was prepared by:

(Name) Courtney H. Mason, Jr.
(Address) PO Box 360187
Birmingham, AL 35236-0187

Send Tax Notice to:

(Name) Rhonda R. Thaggard
(Address) 5013 Little Turtle Drive
Birmingham, AL 35242

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **ONE HUNDRED FIVE THOUSAND FIVE HUNDRED SIXTY FIVE & NO/100TH DOLLARS**
to the undersigned grantor, **SCOTCH BUILDING & DEVELOPMENT CO., 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

RHONDA R. THAGGARD

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

Lot 12, Block 13, according to the Survey of Broken Bow South, as recorded in Map
Book 11, Page 82, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations,
if any, of record.

Purchaser acknowledges that Purchaser has been informed by Seller of sinkholes and
soil conditions existing in Shelby County. Purchaser agrees that Seller shall not
be liable for earthquakes, underground mines, sinkholes, limestone formations,
soil conditions or any other known or unknown surface or subsurface condition that
may now or hereafter exist or occur or cause damage to persons, property or
buildings. Purchaser does forever release Seller from any damages arising out of
surface and subsurface of the above described property, and this release shall
constitute a covenant running with the land conveyed hereby, as against Purchaser
and all persons, firms and corporations holding under or through Purchasers.

1. Dead Tax ----- \$ 5.00
2. Mtg. Tax ----- \$ 2.50
3. Recording Fee ----- \$ 3.00
4. Indexing Fee ----- \$ 1.00
5. N. Tax Fee ----- \$ 1.00
6. Certified Fee ----- \$ 1.00
Total ----- \$ 14.50

90 MAY 31 PM 1:37

JUDGE OF PROBATE

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,

Vice- President, who is

this the 25TH day of MAY, 19 90

ATTEST:

SCOTCH BUILDING & DEVELOPMENT CO., INC.

By

JOE A. SCOTCH, JR. President
Vice

Secretary

STATE OF ALABAMA

SHELBY

County

I, **THE UNDERSIGNED**

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

hereby certify that **JOE A. SCOTCH, JR.**

whose name as **THE Vice-President of SCOTCH BUILDING & DEVELOPMENT CO. 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 25TH day of MAY, 19 90

Commission Expires:

Notary Public