

MAIL TAX NOTICE TO:
Howard Rector
700 Circlewood Lane
Birmingham, Alabama 35214

199

PARTNERSHIP WINDY OAKS DEED

STATE OF ALABAMA)
 SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifteen Thousand and NO/100----- DOLLARS (\$15,000.00) to the undersigned GRANTOR, WINDY OAKS, AN ALABAMA PARTNERSHIP, (herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Howard E. Rector

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 11 according to the Survey of Harbor Towne, as recorded in Map Book 13 page 74 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

Building setback line of 35 feet reserved from Buckingham Place as shown by plat.

Public utility easements as shown by recorded plat, including a 15 foot on the rear and a 10 foot on the Westerly side.

Restrictions, covenants and conditions as set out in instrument recorded in Real 242, Page 569 Probate Office of Shelby County, Alabama.

Right of Way granted to South Central Bell by instrument recorded in Deed Book 337 Page 329 in Probate Office of Shelby County, Alabama.

Mineral and Mining rights if not owned by Grantor.

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, covenants 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, unless otherwise stated above; that it has a good right to sell and convey the same as aforesaid; that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, Windy Oaks, An Alabama Partnership, by its sole partners, Shelby Homes, Inc. and Roy Martin Construction, Inc. (by their respective Presidents), who are authorized to execute this conveyance, hereunto set their signatures and seals, this 4th day of December, 1989.

WINDY OAKS,
 An Alabama Partnership

By: SHELBY HOMES, INC.

By: Reid Long
 Reid Long, President
 (Partner)

By: ROY MARTIN CONSTRUCTION, INC.

By: Roy Martin
 Roy Martin, President
 (Partner)

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

90 JUL -3 PM 2:59

James W. ...
 JUDGE OF PROBATE

1. Deed Tax	\$ 15.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.50
4. L. ... Fee	\$ 3.00
5. ...	\$
6. ...	\$ 1.00
Total	\$ 21.50

BOOK 298 PAGE 717