

This Form Furnished by



JEFFERSON TITLE CORPORATION

This instrument was prepared by

P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) \_\_\_\_\_

(Address) 2232 Cahaba Valley Drive  
Birmingham, AL 35242

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FORTY-ONE THOUSAND, FIVE HUNDRED AND NO/100-----(\$41,500)-- DOLLARS

to the undersigned grantor, S & D Builders, 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 McGinnis Construction Co., Inc.

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in

Lot 297, Brook Highland, 7th Sector, as recorded in Map Book 13, Page 99, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1990.

Subject to restrictions, covenants, building lines and easements of record.

\$ 41,500.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

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1. ... 2.50  
2. ... 2.00  
3. ... 1.00  
4. ...  
5. ...  
6. ...  
Total 7.50

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 R. Steve Jones  
authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 27th day of July, 19 90

ATTEST:

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

*R. Steve Jones*  
R. Steve Jones  
S & D Builders, Inc.

President

STATE OF ALABAMA

COUNTY OF SHELBY

90 AUG -2 PM 12:30

The Undersigned  
JUDGE OF PROBATE

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

hereby certify that R. Steve Jones

whose name as is President of S & D Builders, 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 27th day of July, 1990

*Jefferson Title*

*James H. ...*  
Notary Public