

SEE FAX NOTICE TO:

(Name) Kimberly Faye Scott

(Address) 810 Gables Drive
Hoover, AL 35244

10-9-30-0-991-004.078

This instrument was prepared by

(Name) Clayton T. Sweeney

2100 SouthBridge Parkway, Suite 650

(Address) Birmingham, AL 35209

Form TICOR 5200 1-84

WARRANTY DEED ~~XXXXXX~~ - TICOR TITLE INSURANCE

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Fifty Six Thousand Seven Hundred and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Raymond Theodore Gutkowski, Jr., an unmarried man

(herein referred to as grantors) do grant, bargain, sell and convey unto

Kimberly Faye Scott

(herein referred to as GRANTEES) ~~XXXXXX~~, the following described real estate situated in

Shelby

County, Alabama to-wit:

See Exhibit "A" attached hereto and made a part hereof.

Subject to:

Advalorem taxes for the year 1990 which are a lien but are not due and payable until October 1, 1990.

Existing easements, restrictions, set-back lines, limitations, of record.

\$54,300.00 of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

This instrument is intended to convey title to only one grantee.

	\$	_____
	\$	_____
	\$	_____
	\$	_____
	\$	_____
	\$	_____
Total	\$	_____

TO HAVE AND TO HOLD Unto the said GRANTEES ~~XXXXXX~~, the entire interest in fee simple ~~XXXXXX~~

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 5th

day of June, 19 90.

WITNESS:

Donie B. Best (Seal)

Raymond Theodore Gutkowski, Jr. (Seal)
Raymond Theodore Gutkowski, Jr.

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Richmond COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Raymond Theodore Gutkowski, Jr., an unmarried man whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of June, A. D., 19 90

Donie B. Best

Notary Public

EXHIBIT A

Unit 810, Building 8, in The Gables, a Condominium, a condominium located in Shelby County, Alabama, as established by Declaration of Condominium and By-Laws thereto, as recorded in Real Volume 10, page 177, and amended in Real Volume 27, page 733, Real Volume 50, Page 327 and Real Volume 50, page 340 and re-recorded in Real 50, page 942 and Amended in Real 59, page 19 and further amended by Corporate Volume 30, page 407 and in Real 96, page 855 and Real 97, page 937 and By-Laws as shown in Real Volume 27, page 733 and then amended in Real Volume 50, page 325 together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said unit being more particularly described in the floor plans and architectural drawings of The Gables Condominium, as recorded in Map Book 9, pages 41 thru 44, and amended in Map Book 9, page 135 and further amended by Map Book 10, page 49, in the Probate Office of Shelby County, Alabama.

BOOK 310 PAGE 58

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

90 SEP 17 PM 4:08

Thomas W. Jones, Jr.
JUDGE OF PROBATE

2.56
3.00
3.00
7.00
11.50