

STATUTORY WARRANTY DEED

This instrument was prepared by

(Name) Larry L. Halcomb

(Address) 3512 Old Montgomery Highway

Birmingham, AL 35209

Send Tax Notice To:

name

address

WARRANTY DEED-

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty Nine Thousand Seven Hundred Fifty One and no/100--- (139,751.00)

to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I or we,

Charles R. Hill and wife, Elaine C. Hill

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Harbar Construction Company, Inc.

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

Lot 5, according to the Survey of The Fairways at Riverchase, as recorded in Map Book 13, page 18, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1991.

Subject to easement of undetermined size as shown by recorded Map.

Subject to 10 foot easement on South as shown by recorded Map.

Subject to restrictions appearing of record in Real 212, page 575; Misc. Volume 14, page 536; Real 218, page 800; Misc. Volume 17, page 550; Misc. Volume 34, page 549 and Real 218, page 800, in the Probate Office of Shelby County, Alabama.

Subject to right of way for Southern Bell Telephone and Telegraph Company as recorded in Real 3433, page 203 in the Probate Office of Jefferson County, Alabama.

Subject to Agreement with Alabama Power Company as recorded in Real 224, page 182 in the Probate Office of Shelby County, Alabama.

Subject to restrictions regarding Alabama Power Company as recorded in Real 224, page 195 in the Probate Office of Shelby County, Alabama.

1. Deed Tax	\$ 140.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 3.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 147.00

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
90 NOV 26 AM 10:31

JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said grantees, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, 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 GRANTEE, their heirs and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 20th day of November, 1990.

(Seal)  
(Seal)  
(Seal)

Charles R. Hill (Seal)  
Charles R. Hill  
Elaine C. Hill (Seal)  
Elaine C. Hill (Seal)

STATE OF ALABAMA  
Jefferson COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that Charles R. Hill and wife, Elaine C. Hill, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

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

Larry L. Halcomb Notary Public