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This Instrument Was Prepared By:

SEND TAX NOTICE TO:

Frank K. Bynum, Esquire  
#17 Office Park Circle  
Birmingham, Alabama 35223

Elizabeth A. Prosch  
106 Meadowcroft Circle  
Birmingham, AL 35242

STATE OF ALABAMA )

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY )

That in consideration of ONE HUNDRED FOUR THOUSAND AND NO/100 DOLLARS (\$104,000.00) to the undersigned grantor in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, KEY-ROYAL AUTOMOTIVE COMPANY, a corporation, (herein referred to as GRANTOR), the said GRANTOR does by these presents, grant, bargain, sell and convey unto ELIZABETH A. PROSCH (herein referred to as Grantee) the following described real estate, situated in the State of Alabama, County of SHELBY, to-wit:

Unit 6, according to the Survey of Meadow Brook Townhomes, as recorded in Map Book 10, Page 2, in the Probate Office of Shelby County, Alabama.

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

\$93,600.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, their heirs and assigns, forever.

And said Grantor does for itself, its successors and assigns, covenant with said GRANTEE, her heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that they have 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, her heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, KEY-ROYAL AUTOMOTIVE COMPANY the said GRANTOR, by its Sr. Vice President, Patricia R. Mize who is authorized to execute this conveyance, has hereto set its signature and seal, this 28th day of September, 1990.

KEY-ROYAL AUTOMOTIVE COMPANY

By: Patricia R. Mize  
Patricia R. Mize, Sr. Vice Pres.

STATE OF ALABAMA )

COUNTY OF JEFFERSON )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Patricia R. Mize whose name as Sr. Vice President of KEY-ROYAL AUTOMOTIVE COMPANY, 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 28th day of September, 1990.

Frank K. Bynum  
Notary Public

My Commission Expires: 11/20/92  
zproschl.txt  
STATE OF ALABAMA SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

90 DEC -4 PM 1:21

JUDGE OF PROBATE

1. Dead Tax	-----	\$ 10.50
2. Mfg. Tax	-----	0
3. Recording Fee	-----	2.50
4. Indexing Fee	-----	3.00
5. Notary Fee	-----	0
6. Certified Fee	-----	1.00

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