

Send Tax Notice To:
PATRICIA ANN DOBLAR
2541 Woodfern Circle
Hoover, AL. 35244

This Form Furnished by



JEFFERSON TITLE CORPORATION

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

This instrument was prepared by

(Name) JAMES A. HOLLIMAN, ATTORNEY
(Address) 3821 Lorna Road, Suite 110
Birmingham, AL. 35244

Corporation Form Warranty Deed

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THREE HUNDRED SIXTY-EIGHT THOUSAND EIGHT HUNDRED DOLLARS
NINETY-THREE AND NO/100 (\$368,893.00)
to the undersigned grantor, SCOTIA CONSTRUCTION, 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
PATRICIA ANN DOBLAR

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

Lot 3202, according to the Survey of Riverchase Country Club, 32nd Addition, as recorded in Map Book 14, Page 53, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

SUBJECT TO: (1) Taxes for the year 1991 and subsequent years.
(2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any. (3) Mineral and mining rights.

\$260,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

10900
250
300
100
11550

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.

President, who is

IN WITNESS WHEREOF, the said GRANTOR by its authorized to execute this conveyance, hereto set its signature and seal,

this the 13th day of August, 19 91.

ATTEST:

SCOTIA CONSTRUCTION, INC.

By

FRANK BEATON

President

STATE OF ALABAMA
COUNTY OF JEFFERSON
I, the undersigned authority

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

hereby certify that FRANK BEATON

whose name as President of SCOTIA CONSTRUCTION, 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 13th day of August, 19 91.

My Commission Expires: 3-10-93
Notary Public