

This instrument was prepared by

(Name) Charles L. Clowers

(Address) 3875 Ripple Leaf Circle, Birmingham, Alabama 35216

WARRANTY DEED-

STATE OF ALABAMA
JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifteen Thousand, Five Hundred and no/100

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Charles L. Clowers, A Married Man

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

H. Dean Huber

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

Lot 56 according to the Survey of Timber Park, as recorded in Map Book 15, Page 68
in the Probate Office of Shelby County, Alabama.

The above lot is conveyed subject to easements and restrictions of record.

By Grantee's Acceptance of this deed, Grantee hereby covenants and agrees for itself and its successors, assigns, licensees, lessees, employees and agents that Grantor shall not be liable for, and no action shall be asserted against Grantor for, Loss or damage on account of injuries to the Property or to any buildings, improvements or structures now or hereafter located upon the Property, or on account of injuries to any owner, occupant, or other person in or upon the Property, which are caused by or arise as a result of, past or future soil and/or subsurface conditions, known or unknown, (including, without limitations, sinkholes, underground mines, and limestone formations) under or on the Property or any other Property now or hereafter owned by Grantor, whether contiguous or non-contiguous to the Property. For Purpose of this paragraph the term Grantor shall mean and refer to (i) The Partners, Agents, and Employees and Agents or Grantor, and Partners, thereof: (iii) any Successors or assigns or Grantor: and (iv) any successors and assigns of Grantors interest with the land conveyed herby as against Grantee, and all persons, firms, trusts, Partnerships, and Limited Partnerhsips, Corporations, or other entities holding under or through the Grantee.

TO HAVE AND TO HOLD to the said grantee, 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 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 hands(s) and seal(s), this 23rd
day of December, 1991.

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

92 JAN -6 PM 2:36
(Seal)

STATE OF ALABAMA
JEFFERSON

COUNTY

JUDGE OF PROBATE

Charles L. Clowers (Seal)
Charles L. Clowers

(Seal)
1. Deed Tax \$15.50
2. Mtg. Tax \$
3. Recording Fee \$2.50 (Seal)
4. Indexing Fee \$3.00
5. No Tax Fee \$
6. Certified Fee \$1.00

General Acknowledgment

Total \$22.00

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Charles L. Clowers, A Married 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of December, A. D., 1991

H Dean Huber
6593 Quail Run Dr.
P. 04-35124

Mary Emma Wright
Notary Public