

This form furnished by:

**Cahaba Title, Inc.**Eastern Office  
(205) 833-1571  
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FAX 988-5905

This instrument was prepared by:  
 (Name) Courtney Mason & Associates, P.C.  
 (Address) 100 Concourse Parkway, Suite 350  
Birmingham, Alabama 35244

Send Tax Notice to:  
 (Name) Mr. Jon A. Lord  
 (Address) 5308 River Bend Trail  
Hoover, Alabama 35244

**PARTNERSHIP WARRANTY DEED**

STATE OF ALABAMA  
 SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THIRTY THREE THOUSAND FIVE HUNDRED & NO/100ths (\$133,500.00) DOLLARS

to the undersigned grantor, Carter Construction Co. a (general) (limited) a partnership

(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

Jon A. Lord and wife, Rebecca L. Lord

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

Lot 53, according to the Survey of Sandpiper Trail Subdivision, Sector II, as recorded in Map Book 12 pages 44, 45, 46 and 47 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, current taxes, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$75,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

BOOK 383 PAGE 232

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns or its successors, forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and assigns, or its successors 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, or its successors and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Kerry Carter Partner(s), who (is) (are) authorized to execute this conveyance, hereto set its signature and seal,

this the 7th day of January, 19 92

Carter Construction Co.  
 By Kerry Carter Partner

By

# ACKNOWLEDGMENT FOR PARTNERSHIP

STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned authority, a Notary Public, in and for said county in said state, hereby certify that

Kerry Carter

whose name(s) as general partner(s) of Carter Construction Co.

a (n)

Alabama

(general) (limited)

(state)

partnership, and whose name(s) is (are) signed to the foregoing instrument, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of said instrument, (he) (she) (they), as such partner(s), and with full authority, executed the same voluntarily for and as the act of said partnership.

Given under my hand and official seal this 7th day of January, 19 92

AFFIX NOTARIAL SEAL

*Richard D. Mink*  
Notary Public

My commission expires 10-23-93

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

92 JAN 15 PM 12: 02

JUDGE OF PROBATE

1. Deed Tax	\$ 58.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.95
Total	\$ 69.50

Return to:

TO

WARRANTY DEED

Partnership Warranty Deed

STATE OF ALABAMA  
COUNTY OF



Recording Fee \$

Deed Tax \$

This form furnished by

**Cahaba Title, Inc.**

RIVERCHASE OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205) 988-5600

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

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383 PAGE 233  
BOOK