

This instrument was prepared by

(Name) Larry L. Halcomb  
(Address) 3512 Old Montgomery Highway  
Birmingham, Alabama 35209

Send Tax Notice To:  
Rita E. Fulton  
921 Chestnut Oaks Circle  
Birmingham, Alabama

11/17/92 10:48 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 22.50

Corporation Form Warranty Deed - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS

That in consideration of One hundred fifty nine thousand nine hundred & No/100 (159,900.00) DOLLARS,  
to the undersigned grantor, Harbar Construction Company, 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  
Rita E. Fulton

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

Lot 40, 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 1993.

Subject to easement on West and East of undetermined size as shown by recorded Map.

Subject to restrictions appearing of record in Misc. Volume 14, page 536; Misc. Volume 17, page 550; Misc. Volume 34, page 549; Real 218, page 800; Real 212, page 575 and Real 148, page 327, in the Probate Office of Shelby County, Alabama.

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

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

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

Inst # 1992-27782

\$143,900.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

11/17/92 03:48 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD

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.

IN WITNESS WHEREOF, the said GRANTOR by its Vice President, who is authorized to execute this conveyance, hereto set its signature and seal.

this the 17th day of November, 19 92

ATTEST:

Secretary

Harbar Construction Company, Inc.  
By Denney Barrow Vice President

STATE OF ALABAMA )  
COUNTY OF JEFFERSON )  
I, Larry L. Halcomb,

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

hereby certify that Denney Barrow

whose name as Vice President of Harbar Construction Company, 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 17th day of November, 19 92

Larry L. Halcomb  
Notary Public  
Larry L. Halcomb