

This instrument prepared by:
John N. Randolph, Attorney
Slote & Permutt P.C.
2222 Arlington Avenue
Birmingham, Alabama 35205

Send Tax Notice to:
Vestavia Congregation of
Jehovah's Witnesses

CORPORATION FORM WARRANTY DEED

State of Alabama

KNOW ALL MEN BY THESE PRESENTS,

Jefferson County

That in consideration of **Ninety-Eight Thousand and 00/100'S *** (\$98,000.00) Dollars** to the undersigned grantor, Savannah Development, Inc. , a corporation, in hand paid by the Vestavia Congregation of Jehovah's Witnesses, the receipt whereof is acknowledged, the said **Savannah Development, Inc.** does by these presents, grant, bargain, sell and convey unto **Vestavia Congregation of Jehovah's Witnesses** the following described real estate situated in Jefferson County, Alabama, to-wit:

Lot 11, according to the survey of Riverchase Trade Center, as recorded in Map Book 12, Page 24, in the Probate Office of Shelby County, Alabama.

Subject to:


1. Advalorem taxes for the current tax year which grantees herein assume and agree to pay.
2. Restrictions appearing of record in Book 192, Page 886.
3. Title to all minerals as reserved in Deed Book 24, Page 35, and in Deed Book 127, Page 140, with mining rights and privileges belonging thereto.
4. Rights claimed by Alabama Power Company under the following transmission line permits; Deed Book 101, Page 500; Deed Book 101, Page 569; Deed Book 194, Page 58; Deed Book 228, Page 197; Deed Book 164, Page 177; Deed Book 167, Page 117, all in Probate Office of Shelby County, Alabama.
5. Rights claimed under the gas line easement to Alabama Gas Corporation recorded in Deed Book 215, Page 47, in the Probate Office of Shelby County, Alabama.
6. Rights claimed under the public road right of way deed to Shelby County recorded in Deed Book 102, page 441, and under condemnation proceedings recorded in Probate Minutes Book 7, Page 38 and 46, in the Probate Office of Shelby County, Alabama.
6. Rights of Mary Jim Tucker, more particularly set out in that Final Judgment of Divorce, Case No. DR87-501-018 JGB.
7. Easements and building line as shown on recorded map.

TO HAVE AND TO HOLD, To the said Vestavia Congregation of Jehovah's Witnesses, their successors and assigns forever.

And said Savannah Development, Inc. does for itself, its successors and assigns, covenant with said Vestavia Congregation of Jehovah's Witnesses, their successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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 Vestavia Congregation of Jehovah's Witnesses, their successors, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Savannah Development, Inc. by Susan S. Tucker, President, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of March, 1993.

Savannah Development, Inc.


by, Susan S. Tucker, President

Inst # 1993-06179
03/05/1993-06179
08:38 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
104.50
001 MCD

STATE OF ALABAMA JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Susan S. Tucker, President, of Savannah Development, Inc. , a corporation, whose name as such officer 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 1st day of March, 1993.


Notary Public
Affix Seal