

Send tax notice to: Edward A. Stevenson, Jr.
908 Chestnut Oak Circle
Birmingham, Alabama 35244-3561

This instrument was prepared by

(Name) Larry L. Halcomb, Attorney at Law

(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

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 Thirty Four Thousand Nine Hundred & no/100 (\$134,900 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
Edward A. Stevenson, Jr.

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

Lot 51, 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.

028/04/1993-22983
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 38.50

Subject to 10 foot easement along rear of lot, and easement on front of undetermined size, as
shown on recorded map.

Subject to Agreement with Alabama Power Company relating to underground residential distri-
bution system as recorded in Real Volume 224, Page 195 and Real Volume 224, Page 182, in
the Probate Office of Shelby County, Alabama.

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

Subject to Right-of-Way granted and easement to South Central Telephone Company recorded
in Real Volume 3433, Page 203, in the Probate Office of Shelby County, Alabama.

\$104,900.00 of the purchase price recited above was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

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 encum-
brances, 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
authorized to execute this conveyance, hereto set its signature and seal,

Vice President, who is

this the 30th day of July, 19 93

ATTEST:

Harbar Construction Company, Inc.

By

Denney Barrow
Vice President

Secretary

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 30th day of July, 19 93

My Commission Expires January 23, 1994

Larry L. Halcomb Notary Public