

This instrument was prepared by:
(Name) Courtney Mason & Assoc. PC
(Address) PO BOX 360817
Birmingham, AL 35236-0187

Send Tax Notice to:
(Name) Ricky Douglas d/b/a Douglas Builders
(Address) 5131 Lee Street Drive
Birmingham, AL 35242

PARTNERSHIP WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of One Twenty Three Thousand and no/100ths-----\$123,000.00 DOLLARS

to the undersigned grantor, Kentwood Partners 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

Ricky Douglas d/b/a Douglas Builders

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

Lot(s) 34,37,58,55,43 & 41 according to the survey of Kentwood, 1st Addition, as recorded in Map Book 17 page 115 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

11/22/1993-37186
05:13 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HEL 12.00

The above recited consideration was paid from a Mortgage loan closed simultaneously herewith.

**THE PREPARER OF THIS DOCUMENT HAS NOT
EXAMINED TITLE TO THE PROPERTY DESCRIBED
HEREIN AND MAKES NO CERTIFICATION AS TO TITLE.**

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 General Partner(s), who (is) (are) authorized to execute this conveyance, hereto set its signature and seal,

this the 20th day of October, 19 93

By M. L. Cant Partner
By Donald R. Cant Partner

Inst # 1993-37186

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 Mike Kent

whose name(s) as general partner(s) of Kentwood Partners
a (n) General (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 20th day of October, 19 93.

AFFIX NOTARIAL SEAL

Brenda H. Clayton
Notary Public
My commission expires: 4/27/97

State of Alabama)
County of Shelby)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Donald W. Martin who is general partner of Kentwood Partners, an Alabama General Partnership, and whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, as such partner and full authority, executed the same voluntarily for and as the act of said partnership.

GIVEN UNDER MY HAND THIS THE 25th DAY OF October, 1993.

Peggy I. Murphree
Notary Public
Peggy I. Murphree
My commission
expires: 4/9/95

Return to:

TO

WARRANTY DEED

Partnership Warranty Deed

STATE OF ALABAMA
COUNTY OF



Recording Fee \$
Deed Tax \$ \$

This form furnished by

Cahaba Tide, Inc.

RIVERCHASE OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205) 988-5600

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

(205) 833-1571

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002 MEL 12.00