

Send Tax Notice To: Daniel Christian Hornkohl
170 Town Lane, APT 41
Montevallo, Alabama 35115

STATE OF ALABAMA)
)
SHELBY COUNTY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of SEVENTEEN THOUSAND FIVE HUNDRED AND 00/100 (\$ 17,500.00) DOLLARS, to the undersigned Grantors, in hand paid by the Grantee herein, the receipt whereof is hereby acknowledged, we, JOHN W. WILDER AND WIFE, PEGGY J. WILDER AND REED WHITE, SR. AND WIFE, BARBARA WHITE, herein referred to as Grantors, do grant, bargain, sell and convey unto DANIEL CHRISTIAN HORNKOHL, herein referred to as Grantee, the following described real property situated in Shelby County, Alabama, to-wit:

Lot 12, according to the Map and Survey of Wildwood Shores, 2nd Sector, as recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Map Book 11, Page 43.

Subject to: 1. Ad Valorem Taxes for the Year 1994, which said taxes are not due or payable until October 1, 1994. 2. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Deed Book 145, Page 165, and as reserved in Real Volume 83, Page 284. 3. Right of Way granted to Alabama Power Company by instruments recorded in Deed Book 145, Page 165, Deed Book 242, Page 369 and Real Volume 207, Page 335. 4. Transmission line permit to Alabama Power Company in Deed Book 171, Page 48. 5. Riparian and other rights created by the fact that the subject property fronts on a lake. 6. Restrictions appearing of record in Real Book 211, Page 818. 7. 35 foot Building Line from Ridge Road; as shown on recorded map.

\$ 15,000.00 of the consideration recited herein is being paid by the execution of a purchase money first mortgage of even date herewith.

TO HAVE AND TO HOLD Unto the said Grantee, his heirs and assigns forever.

And we do for ourselves and for our heirs, executors and administrators covenant with the Grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above;

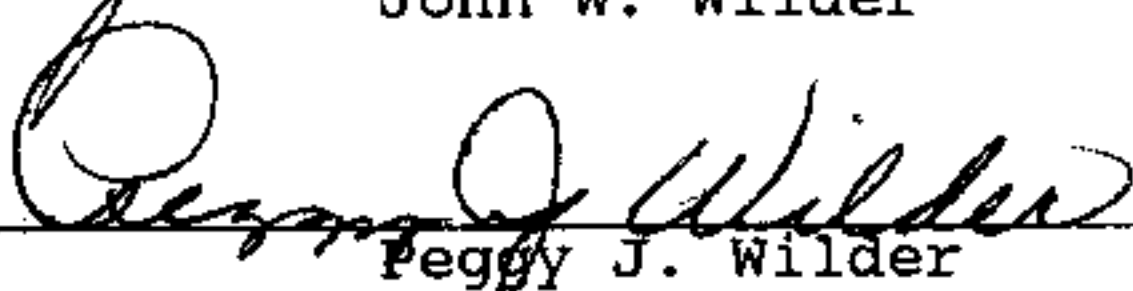
Inst # 1993-38511

12/03/1993-38511
08:11 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 13.50

that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 29th day of November, 1993.

 (SEAL)
John W. Wilder

 (SEAL)
Peggy J. Wilder

 (SEAL)
Reed White, Sr.

 (SEAL)
Barbara White

STATE OF ALABAMA)
)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John W. Wilder and wife, Peggy J. Wilder and Reed White, Sr. and wife, Barbara White, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily, on the day the same bears date.

Given under my hand and official seal this 29th day of November, 1993.


Notary Public

This instrument was prepared by:
John Burdette Bates, Attorney at Law
#10 Office Park Circle, Suite 122
Birmingham, Alabama 35223

12/03/1993-38511
08:11 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 13.50

Inst # 1993-38511