

SEND TAX NOTICE TO:
Melanie Scarlett Smith
1606 Bent River Circle
Birmingham, AL 35244

This instrument was prepared by

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209

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

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifty Five Thousand and 00/100----- DOLLARS,

to the undersigned grantor, R & K Builders, L. L. C. 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

Melanie Scarlett Smith

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

Lot 33, according to the survey of Bent River Estates, Phase I, as recorded in Map Book 17, page 135 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, mineral and mining rights and rights of way of record.

\$118,000.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

Reamer Building and Development Corporation and Kadco, Inc. are all of the members of R & K Builders, L.L.C.

04/06/1994-11258
02:38 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

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 Members ~~President~~ who is authorized to execute this conveyance, hereto set its signature and seal,

this the 4th day of April, 1994

ATTEST:

Reamer Building and Development Corporation

Secretary

STATE OF Alabama)
COUNTY OF Jefferson)
I, the undersigned

By John G. Reamer, Jr.
Kadco, Inc. President
By: Charles B. Lyle
a Notary Public in and for said County, in said State, President

hereby certify that John G. Reamer, Jr.

whose name as President of Reamer Building and Development Corporation* 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
* in its capacity as a Member of
R & K Builders, L.L.C.

4th day of April, 1994

Notary Public
MY COMMISSION EXPIRES NOVEMBER 9, 1997

