

This instrument was prepared by

(Name) Larry L. Halcomb
(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

Send Tax Notice To:
Coywin A. Fredd
104 Ashford Way
Alabaster, Alabama 35007

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 eight thousand one hundred fifty & No/100 ^(108,150.00) DOLLARS,
to the undersigned grantor, Crestwood Homes, 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
Coywin A. Fredd

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

Lot 49, according to the survey of the Third Addition to Ashford Heights, as recorded in
Map Book 17 page 144 in the Probate Office of Shelby County, Alabama; being situated in
Shelby County, Alabama.

Subject to taxes for 1994.

Subject to restrictions, covenants and conditions as set out in instrument(s) recorded
in Map Book 17 page 144 in Probate Office.

Subject to right(s)-of-way(s) granted to South Central bell by instrument(s) recorded
in Deed 337 page 241 in Probate Office.

1994-22375

07/18/1994-22375
10:32 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 14.00

\$ 102,700.00 of the purchase price 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,

President, who is

this the 1st day of July, 19 94

ATTEST:

Crestwood Homes, Inc.

By

President

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, Larry L. Halcomb,

a Notary Public in and for said County, in said State,

hereby certify that B. J. Jackson

whose name as President of Crestwood Homes, 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

1st day of July, 19 94

My Commission Expires: 1/23/98

Notary Public
Larry L. Halcomb