

This Instrument Prepared By:
Gene W. Gray, Jr.
Corley, Moncus & Ward, P.C.
2100 SouthBridge Parkway
Suite 650
Birmingham, Alabama 35209

SEND TAX NOTICE TO:
JANICE NEWHOFF
925 COVE CIRCLE
BIRMINGHAM, AL 35244
58-10-4-20-0-006-029

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of TWO HUNDRED TWENTY EIGHT THOUSAND FOUR HUNDRED NINETY AND NO/100 DOLLARS (\$228,490.00) to the undersigned Grantor, SOUTHLAKE PROPERTIES an Alabama General 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 JANICE NEWHOFF (herein referred to as GRANTEE), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 29, according to the survey of South Lake Cove, a residential subdivision, as recorded in Map Book 12, Page 98, in the Probate Office of Shelby County, Alabama.

Subject to:

Ad valorem taxes due October 1, 1994.

Mineral and mining rights, not owned by GRANTOR.

Notice of Permitted Land Uses as recorded in Book 160, Page 492, in the Probate Office of Shelby County, Alabama.

Restrictions, covenants and conditions as set out in instrument recorded in Real 160, page 495 in Probate Office.

Right-of-Way granted to Alabama Power company by instrument recorded in Real 230, Page 795 in Probate Office.

Agreement with Alabama Power company as to underground cables recorded in Real 215, Page 521 and Real 290, Page 996; and covenants pertaining thereto recorded in Real 215, Page 504 in Probate Office.

Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 127, Page 104 in Probate Office.

No usable building space to be constructed on an elevation lower than 2 feet above the 100 year flood elevation of lake.

SLCOVE.NRS (C)

07/22/1994-23058
08:43 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 239.50

Inst # 1994-23058

TO HAVE AND TO HOLD unto said GRANTEE, her heirs, successors and assigns, forever.

IN WITNESS WHEREOF, the said Grantor, has caused this deed to be executed on this the 15th day of JULY, 1994.

The GRANTEE executes this deed to acknowledge and accept all covenants and restrictions contained hereinabove.

SOUTHLAKE PROPERTIES, an
Alabama General Partnership


William J. Wilkens, Jr.
Project Manager

GRANTEE


JANICE NEWHOFF

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County in said State, hereby certify that William J. Wilkens, Jr., as Project Manager of Southlake Properties, an Alabama General Partnership, is signed for 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, in his capacity as such Project Manager, executed the same voluntarily on the day the same bears date.

the 15th Given under my hand and official seal this day of JULY, 1994.


Notary Public GENE W. GRAY, JR.
My Commission Expires: 11/09/94

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County in said State, hereby certify that JANICE NEWHOFF 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, she, executed the same voluntarily on the day the same bears date.

the 15th Given under my hand and official seal this day of JULY, 1994.


Notary Public GENE W. GRAY, JR.
My Commission Expires: 11/09/94

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