

This instrument was prepared by

(Name) DAVID F. OVSON, Attorney at Law
728 Shades Creek Parkway, Suite 120
(Address) Birmingham, Alabama 35209

SEND TAX NOTICE TO:
SAVANNAH DEVELOPMENT, INC.
2086 Valleydale Terrace
Birmingham, Alabama 35244

401 # 3214

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

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF JEFFERSON)

That in consideration of Twenty-Four Thousand Four Hundred Twenty and No/100 (24,420.00) DOLLARS,
to the undersigned grantor, H. WALKER & ASSOCIATES, 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
SAVANNAH DEVELOPMENT, INC.

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

See the attached Exhibit "A" for the legal description of the property conveyed herein
which is incorporated herein and made a part hereof.

SUBJECT TO:

1. Ad valorem taxes for the year 1995, which are a lien, but not yet due and payable
until October 1, 1995.
2. Easements, rights-of-way and restrictions of record.

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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 35.50

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 8th day of December, 1994

ATTEST:

H. WALKER & ASSOCIATES, INC.

By

Harold R. Walker
President

Secretary

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned

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

hereby certify that Harold R. Walker

whose name as President of H. WALKER & ASSOCIATES, 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 8th day of December, 1994

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug. 27, 1996.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Notary Public

H. Walker & Associates, Inc.
to Savannah Development, Inc.

EXHIBIT A
(Real Estate Description)

A parcel of land situated in the SW 1/4 of the NE 1/4 of Section 2, Township 20 South, Range 3 West in Shelby County, Alabama and more particularly described as follows:

Commence at the SE Corner of the SW 1/4 of the NE 1/4 of Section 2, Township 20 South, Range 3 West; thence N 89deg-31'-54" W along the south line of said 1/4-1/4 section a distance of 689.12'; thence N 0deg-11'-15" W a distance of 9.57' to the southwesterly most corner of Lot 59 of A Resurvey of Lots 58, 59, and 60, Chadwick Sector 2, as recorded in Map Book 18, Page 61, in the Office of the Judge of Probate, Shelby County, Alabama; thence N 0deg-07'-36" E a distance of 98.10'; thence N 26deg-07'-07" E a distance of 179.08'; thence N 0deg-27'-44" E a distance of 157.72'; thence N 89deg-32'-04" W a distance of 75.00'; thence N 0deg-27'-44" E a distance of 237.35'; thence N 89deg-37'-12" W a distance of 823.95' to the POINT OF BEGINNING; thence continue along the last described course a distance of 145.00'; thence S 0deg-22'-45" W a distance of 332.91'; thence S 89deg-30'-35" E a distance of 145.00'; thence N 0deg-22'-45" E a distance of 333.19' to the Point of Beginning.

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