

SEND TAX NOTICE TO:

(Name) Theta S. Garrett
(Address) 949 Riverchase Parkway W.
Birmingham, Al. 35244

This instrument was prepared by

(Name) Newman & Sexton
3021 Lorna Rd.
(Address) Birmingham, Al. 35216

Form 1-1-8 Rev. 8-70

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred seventy-seven thousand and no/100 (\$177,000) DOLLARS,
to the undersigned grantor, Anderson Homes, Inc. a corporation.
in hand paid by

Theta S. Garrett
the receipt of which is hereby acknowledged, the said
Anderson Homes, Inc.
does by these presents, grant, bargain, sell and convey unto the said
Theta S. Garrett

the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 26, according to the Survey of Riverchase Country Club, 1st Addition,
Phase III, as recorded in Map Book 8, Page 179 in the Office of the Judge
of Probate of Shelby County, Alabama.

Mineral and mining rights excepted.
Subject to: All easements, restrictions and rights of way of record.

\$150,450.00 of the above mentioned purchase price was paid for from a
mortgage loan which was closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said
Theta S. Garrett

heirs and assigns forever.

And said Anderson Homes, Inc.
and assigns, covenant with said
Theta S. Garrett

does for itself, its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances unless otherwise noted above, 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
Theta S. Garrett

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Anderson Homes, Inc. by its
President, Thomas C. Anderson, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 18 day of September, 19 95

ATTEST:

ANDERSON HOMES, INC.

By Thomas C. Anderson
THOMAS C. ANDERSON 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 Thomas C. Anderson
whose name as President of Anderson 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 18 day of September, 19 95

Magnolia Title

Thomas C. Anderson
Notary Public

Inst # 1995-29171