

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:  
STEVE JORDAN

*208 Running Brook Road*  
*Birmingham, AL 35226*

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 Thirty-Seven Thousand Two Hundred Fifty and No/100 (\$37,250.00) DOLLARS.

to the undersigned grantor, SAVANNAH DEVELOPMENT, 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 STEVE JORDAN

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

Lot 35, according to the Survey of High Hampton, Sector 1, as recorded in Map Book 19, page 89, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 1996, which are a lien, but not yet due and payable until October 1, 1996.
2. Building setback line of 50 feet reserved from High Hampton Drive as shown by plat.
3. Agreement and grant of easement as set out as Instrument No. 1994-6147 with easement designation as Instrument No. 1994-13983 with rights of others to use thereof.
4. Restrictions, limitations and conditions as set out on Map Book 19, page 89.

Inst # 1996-00834

01/10/1996-00834

09:31 AM CERTIFIED

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 authorized to execute this conveyance, hereto set its signature and seal.

President, who is

this the 5th day of January, 1996

ATTEST:

SAVANNAH DEVELOPMENT, INC.

Secretary

By Susan G. Tucker President

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, David F. Ovson

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

hereby certify that Susan G. Tucker

whose name as President of SAVANNAH DEVELOPMENT, 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 5th day of January, 1996

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

Notary Public