

This instrument was prepared by:

(Name) Roy L. Martin  
(Address) P.O. Box 9  
Pelham, Alabama 35124

Send Tax Notice to:

(Name) Denman Builders, Inc.  
(Address) 2162 Hwy. 31S.  
Pelham, Al. 35124**PARTNERSHIP WARRANTY DEED****STATE OF ALABAMA**Shelby**COUNTY****KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Forty seven thousand seven hundred dollars and no/100-----DOLLARS

to the undersigned grantor, Windy Oaks Partnership, an Alabama Partnership (general) (limited) a 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

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

Lot 19, 20 &amp; 21, according to the Survey of The Meadows, Plat 2, as recorded in Map Book 20, Page 17, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to restrictions and easements of record.

All of the above recited consideration was paid from a mortgage loan closed simultaneously herewith.

Inst # 1996-10859

04/04/1996-10859  
08:41 AM CERTIFIEDSHELBY COUNTY JUDGE OF PROBATE  
DOR. MCD 13.00

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns or its successors, forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and assigns, or its successors 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, or its successors 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,

Partner(s), who list (are)

this the 27th day of March, 19 96

Windy Oaks Partnership

By Roy L. Martin  
Roy Martin Construction, Inc. PartnerBy Paul Henry  
Shelby Homes, Inc. Partner

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ACKNOWLEDGMENT FOR PARTNERSHIP

STATE OF ALABAMA

Shelby COUNTY }

I, the undersigned authority, a Notary Public, in and for said county in said state, hereby certify that  
Roy L. Martin, President, Roy Martin Construction, Inc. and Reid Long  
President Shelby Homes, Inc.

whose name(s) as general partner(s) of Windy Oaks Partnership  
a (n) Alabama (state) (general) (limited)

partnership, and whose name(s) is (are) signed to the foregoing instrument, and who is (are) known to me, acknowledged before  
me on this day that, being informed of the contents of said instrument, (he) (she) (they), as such partner(s), and with full authority,  
executed the same voluntarily for and as the act of said partnership.

Given under my hand and official seal this 27th day of March, 1996

AFFIX NOTARIAL SEAL

*Brenda K. Clayton*  
Notary Public  
My commission expires 4/27/97

Return to:

TO

WARRANTY DEED

Partnership Warranty Deed

STATE OF ALABAMA  
COUNTY OF



Recording Fee \$  
Deed Tax \$

This form furnished by

**Cahaba Title, Inc.**

RIVERCHASE OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205) 988-5600

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

Inst # 1996-10859

04/04/1996-10859  
08:41 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DOJ MCD 1260