



JEFFERSON TITLE CORPORATION

P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) Martin, Drummond & Wooley, P.C.

(Address) 2204 Lakeshore Drive, Suite 130
Birmingham, Alabama 35209

Corporation Form Warranty Deed

SEND TAX NOTICE:

Christopher J. Zimmer
1039 Highlands Drive
Hoover, Alabama 35244

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED THIRTY-TWO THOUSAND DOLLARS AND No/100***** DOLLARS
to the undersigned grantor, Anderson Homes, 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 Christopher J. Zimmer and Suzanne N. Zimmer (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama.

Lot 42, according to the Survey of River Highlands, as recorded in Map Book 19, page 111, in the Probate Office of Shelby County, Alabama.

\$ 185,600.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Subject to existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, if any, of record.

Inst # 1996-41756

12/19/1996-41756
11:32 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCB 55.00

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

President, who is

this the 18th day of December, 1996

ATTEST:

Anderson Homes, Inc.

By Thomas C. Anderson
Its: President

Secretary

President

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 18th day of December, 1996

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: May 6, 1997.
BONDED THIS NOTARY PUBLIC

Notary Public