

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

SEND TAX NOTICE TO:

R. Shan Paden
PADEN & PADEN
Attorneys at Law
100 Concourse Parkway, Suite 130
Birmingham, Alabama 35244

JOHN H. CLINE D/B/A HAMPTON HOMES
104 KING CHARLES LANE
ALABASTER, AL 35007

Inst # 1997-20715

STATE OF ALABAMA)

COUNTY OF SHELBY)

07/02/1997-20715
12:00 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HCD 12.00

WARRANTY DEED

Know All Men by These Presents: That in consideration of TWENTY-ONE THOUSAND AND 00/100 (\$21,000.00) DOLLARS to the undersigned grantor, ROYAL CONSTRUCTION & DEVELOPMENT COMPANY, INC., in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR, does by these presents, grant, bargain, sell and convey unto JOHN H. CLINE D/B/A HAMPTON HOMES, (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 51, ACCORDING TO THE SURVEY OF ST. CHARLES PLACE, PHASE TWO, SECTOR SEVEN, AS RECORDED IN MAP BOOK 22, PAGE 45, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO CURRENT TAXES, A LIEN BUT NOT YET DUE AND PAYABLE.

LESS AND EXCEPT MINERAL AND MINING RIGHTS.

SUBJECT TO EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD, IF ANY.

\$21,000.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES, their heirs and assigns, forever.

And said GRANTOR does for itself, its successors and assigns, covenant with the said GRANTEES, 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, 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 GRANTEE, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, ROYAL CONSTRUCTION & DEVELOPMENT COMPANY, INC., by GREG GILBERT its VICE-PRESIDENT, who is authorized to execute this conveyance, has hereunto set its signature and seal, this the 1st day of July, 1997.

ROYAL CONSTRUCTION & DEVELOPMENT
COMPANY, INC.

By: 
GREG GILBERT, VICE PRESIDENT

STATE OF ALABAMA)

COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that, whose name as of, 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 1ST day of JULY, 1997.


Notary Public

My commission expires: 7/16/98

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