

Grantee: Jack G. Paden
Frances G. Cypress
310 19th Street North
Bessemer, AL 35020

Inst # 1997-22380

CORPORATION FORM WARRANTY DEED, . .

STATE OF ALABAMA)

JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of NINE THOUSAND THREE HUNDRED NINETY-SIX AND 50/100 DOLLARS to the undersigned grantor,

BLUE CREEK LAND CO., 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, sell and convey unto

JACK G. PADEN, a married man
AND
FRANCES G. CYPRESS, a widow

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

Lot 5, according to the Survey of Hager's Addition to Columbiana, as recorded in Map Book 13, Page 7, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

LESS AND EXCEPT: All minerals within and underlying the premises, together with all mining rights, privileges and immunities relating thereto.

SUBJECT TO: Transmission line permits to Alabama Power Company as recorded in Deed Book 124, Page 597; Deed Book 124, Page 595; and Deed Book 129, Page 297 in Probate Office.

SUBJECT TO: Utility easements as shown on recorded map.

SUBJECT TO: Restrictive covenants as shown on recorded map.

SUBJECT TO all reservations, restrictions, easements, assessments and right of ways of record or in evidence through use.

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 or assigns, warrant that they are free from all encumbrances, that it has 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 heirs or assigns forever, against the lawful claims of all persons.

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01:30 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 20.50

IN WITNESS WHEREOF, the said GRANTOR by its President A. Glenn Weaver, who is authorized to execute this conveyance, hereto set its signature and seal, this the 21st day of November, 1996.

BLUE CREEK LAND CO., INC.

A. Glenn Weaver
A. Glenn Weaver, President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned authority a Notary Public in and for said County, in said State hereby certify that A. Glenn Weaver whose name as the President of BLUE CREEK LAND CO., 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 21st day of November, 1996.

Nancy Carol Allison
Notary Public
My Comm. Exp. 10-27-98

This deed prepared by:
Blue Creek Land Co., Inc.
412 4th Avenue, Bessemer, Alabama

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