

Send Tax Notice To:

Beaver Creek Hunters
P.O. Box 11008
Birmingham AL 35202
PID# 04-6-13-0-000-002 & 001

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Eighty-Two Thousand and 00/100 (\$82,000.00) Dollars

to the undersigned Grantor(s) , in hand paid by the Grantee(s) herein, the receipt whereof is acknowledged, I or we,

Mitchell Loyd Skinner and Sonja Lynett Skinner, Husband and Wife .

(hereinafter referred to as Grantor, (whether one or more), does/do hereby grant, bargain, sell and convey unto

**Beaver Creek Hunters , an Alabama
General Partnership**

(herein referred to as Grantee, whether one or more), in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

That land located entirely within Shelby County, Alabama, more particularly described as follows:

The North 1/2 of the Northeast 1/4 of the Northeast 1/4 of Section 24, Township 18 South, Range 1 East, subject to a 20 foot right of way easement for road to eastern boundary line.

ALSO: The Southeast 1/4 of the Southeast 1/4 of Section 13, Township 18 South, Range 1 East, except a 100 foot easement to Alabama Power Company.

\$67,226.00 of the above stated consideration was paid from the proceeds of a mortgage loan of even date and closed simultaneously herewith.

This conveyance is made subject to ad valorem taxes for 1997, said taxes being a lien but not due and payable until October 1, 1997 and further subject to easements, covenants and restrictions, building lines, right of way(s), limitations and agreements as the same are filed of record in said Probate Office.

The Grantors herein are one and the same persons as Mike Clark and Sonya Clark.

TOGETHER WITH all and singular, hereditaments, and appurtenances thereto in anywise appertaining.

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

And said Grantor does for himself/herself, his/her heirs, executors and assigns, covenant with said Grantee, his, her or their heirs and assigns, that he/she/they is/are lawfully seized in fee simple of said premises, that he/she/they is/are free from all encumbrances, that he/she/they has/have a good right to sell and convey the same as aforesaid, and that he/she/they will, and his/her/their heirs, executors 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.

05/27/1997-16224
09:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 26.00

IN WITNESS WHEREOF, I/We have hereunto set my/our hand(s) and seal(s)
this 21st day of May, 1997.



Mitchell Loyd Skinner



Sonja Lynett Skinner

**STATE OF ALABAMA
JEFFERSON COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Mitchell Loyd Skinner and Sonja Lynett Skinner, Husband and Wife** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 21st day of May, 1997.



NOTARY PUBLIC
MY COMMISSION EXPIRES: 07-24-99

(AFFIX SEAL)

97126B

This instrument prepared by:
Thomas E. Norton, Jr., Attorney at Law
Second Floor East
Mountain Brook Center
2700 Highway 280 South
Birmingham, AL 35223

Inst # 1997-16224

05/27/1997-16224
09:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCJ 26.00

Inst # 1997-28060

09/02/1997-28060
02:36 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE