

Send Tax Notice To:

J. Dennis Sims d/b/a JDS Homes

THIS INSTRUMENT PREPARED BY:

Royal Construction & Development Co., Inc.

NAME: 1855 Data Drive Suite 100

ADDRESS: Hoover, Alabama 35244

Form 1-1-6

CORPORATION FORM WARRANTY DEED- ALABAMA TITLE CO., INC., BIRMINGHAM, ALA.

STATE OF ALABAMA
COUNTY OF

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTY FOUR THOUSAND AND NO/100 (\$84,000.00)

DOLLARS,

to the undersigned grantor, ROYAL CONSTRUCTION & DEVELOPMENT CO., INC.
in hand paid by

a corporation.

the receipt of which is hereby acknowledged, the said ROYAL CONSTRUCTION & DEVELOPMENTS CO., INC.

does by these presents, grant, bargain, sell and convey unto the said

J. Dennis Sims d/b/a JDS Homes

the following described real estate, situated in SHELBY COUNTY, ALABAMA

Lots 401, 405, 406, 429 According to the survey of Wyndham, Rockhampton Sector,
as recorded in Map Book 23, Page 39 in the Probate Office of Shelby County, Alabama.

Inst # 1998-00818

01/09/1998-00818
5:00 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HCS 9.30

The above consideration was paid by mortgages filed simultaneously herewith

TO HAVE AND TO HOLD. To the said GRANTEE, his, her or their

heirs and assigns forever.

does for itself, its successors

And said GRANTOR
and assigns, covenant with said GRANTOR, his, her or theirheirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,
except as shown 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, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR

VICE President, GREG GILBERT
has hereto set its signature and seal, this the

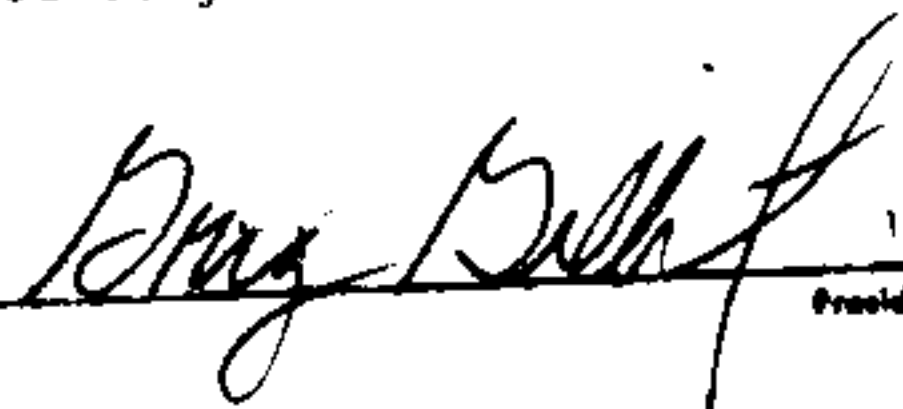
, who is authorized to execute this conveyance,

5th day of January

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ATTEST:

By


President

Secretary

STATE OF
COUNTY OF

a Notary Public in and for said County, in

I, said State, hereby certify that
whose name as President 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, 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 5th day of January

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Notary Public

Inst # 1998-00818