

This Instrument was prepared by:
Thomas J. Thornton
1119 Willow Run Road
Birmingham, Alabama 35209

Send Tax Notice to:
Donald E. Clemmer
Martha H. Clemmer

1313 SPRINGS AVE.
BIRMINGHAM, AL 35242

WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Forty Two Thousand Two Hundred Fifty and 00/100 Dollars (\$42,250.00) and other good valuable consideration, in hand paid by Donald E. Clemmer and wife, Martha H. Clemmer (GRANTEE) receipt of which is hereby acknowledged, Weatherly Lands, L.L.C., (GRANTOR) does grant, bargain, sell and convey unto the GRANTEE, as Joint Tenants with Right of Survivorship, the following described real estate situated, lying and being in the County of Shelby, State of Alabama, and being more particularly described as follows:

Lot 1334, according to the Survey of Weatherly, Wixford Forest, Sector 13, as recorded in Map Book 22, Page 23, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to:

1. Taxes for the year 1998 and subsequent years.
2. Setback lines, easements and restrictions as shown on the record map.
3. Restrictive Covenants as recorded in Instrument #1996-23993 in the Probate Office of Shelby County, Alabama.
4. Lake Covenants as recorded in Instrument #1996-24004 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD unto the said GRANTEE, their heirs and assigns, forever.

And the said GRANTOR does for itself and for its successors and assigns, covenant with the said GRANTEE, their heirs and assigns, that it is lawfully seized in fee simple of said Premises, and that it has a good right to grant and convey the aforesaid property, that it will and its successors and assigns shall warrant and defend the same to the said grantee and their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Managing Member of the Grantor, in his capacity as such Managing Member, and with full authority to do so, has hereunto set his hand and seal, this _____ day of _____, 1998.

WEATHERLY LANDS, L.L.C.

By: Thomas J. Thornton (SEAL)
Thomas J. Thornton, Managing Member


03/26/1998-10689
01:22 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE HED 53.50

68901-0681 1998-10689

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas J. Thornton, as Managing Member of Weatherly Lands, L.L.C., whose name 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 foregoing conveyance, he, in his capacity as such Managing Member and with full authority to do so, executed the same voluntarily on the day the same bears date

Given under my hand and seal this _____ day of _____, 1998.


Notary Public
My Commission expires _____
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: JULY 8, 2001
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Inst # 1998-10689

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