

SEND TAX NOTICE TO:

(Name) SUSAN ANDERSON

(Address) 200 TOCOA CIRCLE
HELENA, AL 35080

This instrument was prepared by

(Name) B. CHRISTOPHER BATTLES
3150 HIGHWAY 52 WEST
(Address) PELHAM, AL 35124

Form 1-1-5 Rev. 8-78
CORPORATION FORM WARRANTY DEED-MAGIC CITY TITLE COMPANY, INC., BIRMINGHAM, AL

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWENTY TWO THOUSAND ONE HUNDRED THIRTY AND NO/100 (\$122,130.00) DOLLARS,

to the undersigned grantor. BUCK CREEK CONSTRUCTION, LLC a corporation.
in hand paid by SUSAN ANDERSON

the receipt of which is hereby acknowledged, the said

BUCK CREEK CONSTRUCTION, LLC
does by these presents, grant, bargain, sell and convey unto the said
SUSAN ANDERSON

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 17, according to the Survey of Tocoa Parc, Phase 1, as recorded in
Map Book 23 page 124 in the Probate Office of Shelby County, Alabama;
being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

07/02/1998-24811
08:51 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
27.00

Subject to existing easements, restrictions, set-back lines, rights of way,
limitations, if any, of record.

\$103,800.00 of the purchase price recited above was paid from mortgage loan closed
simultaneously herewith.

TO HAVE AND TO HOLD, To the said SUSAN ANDERSON

heirs and assigns forever.

And said BUCK CREEK CONSTRUCTION, LLC
and assigns, covenant with said
SUSAN ANDERSON

does for itself, its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances 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

SUSAN ANDERSON
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Buck Creek Construction, LLC

by its

President, Chris Williams
has hereto set its signature and seal, this the 26th

, who is authorized to execute this conveyance,
day of June, 19 98

ATTEST:

BUCK CREEK CONSTRUCTION, LLC

By Chris Williams
Chris Williams President

Secretary

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that Chris Williams
whose name as President of Buck Creek Construction, LLC
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 26th day of June, 1998

2-25-200 Notary Public

Inst # 1998-24811