

This instrument was prepared by:
(Name) _____
(Address) _____

Send Tax/Notice to:
(Name) STRATFORD PLACE
(Address) PO BOX 474
PELTAM, AL 35124

ACKNOWLEDGED

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

FIVE HUNDRED DOLLARS (500.00)

That in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration DOLLARS
to the undersigned grantor, STRATFORD PLACE DEVELOPMENT, 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, bargain, sell and convey unto

STRATFORD PLACE HOMEOWNERS' ASSOCIATION, INC.

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

A parcel of land situated in the NW 1/4 of the SW 1/4 of Section 36, Township 19 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: For the point of beginning, commence at the southwest corner of Lot 6, Stratford Place, Phase IV, as recorded in Map Book 14, Page 69, in the Probate Office of Shelby County, Alabama; thence run southeasterly along the southwest lot lines of lots 6, 5, 4, & 3 for 239.17 feet, more or less, to the south line of above stated 1/4 1/4; thence run west 170 feet, more or less, to the west line of above stated 1/4 1/4; thence run north 172.46 feet, more or less, back to the point of beginning.

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

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, devisees, assigns, or its successors and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs, devisees, executor or assigns, or its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances; 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 against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its _____ President, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 10th day of August, 1998

ATTEST:
[Signature]
Secretary

STRATFORD PLACE DEVELOPMENT, INC.
By [Signature] (Seal)
Donnie F. Tucker, its President

09/09/1998-35212
11:24 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRH 9.00

STATE OF ALABAMA
SHELBY County

I, the undersigned _____ a Notary Public in and for said County, in said State, hereby certify that Donnie F. Tucker

whose name as the President of Stratford Place Development, 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)(she), 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 10th day of August, 1998

[Signature]
Notary Public

Inst # 1998-35212