

This instrument was prepared by:

(Name) Roy L. Martin  
(Address) 329 Business Cr., Suite A  
Pelham, Al. 35124

Send Tax Notice to:

(Name) Carter Homes & Development, Inc.  
(Address) 363 Canyon Park Drive  
Pelham, Al. 35124**PARTNERSHIP WARRANTY DEED****STATE OF ALABAMA**Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**That in consideration of Seventy five thousand dollars and no/100----- DOLLARS  
(\$75,000.00)to the undersigned grantor, North Shelby Partners a (general) ~~partnership~~ a partnership

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

Carter Homes and Development, Inc.(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:**Parcel I**

A part of the SW ¼ of SW ¼ of Section 24, Township 20 South, Range 3 West, described as being where the South line of said ¼ ¼ crosses the East line of the Birmingham-Montgomery Highway right of way and run North 19 deg 30 min. West along the East line of said right of way 430 feet to the SW corner of lot of George Walker; thence North 19 deg. West along said right of way 12 feet to the point of beginning of the lot herein described; thence continue North 19 deg. West along said right of way 75 feet; thence North 87 deg. 30 min. East 150 feet; thence South 19 deg. East 75 feet; thence South 87 deg. 30 min. West along a 12 foot alley, 150 feet to the point of beginning; being situated in Shelby County, Alabama.

**Parcel II**

A part of the SW ¼ of SW ¼ of Section 24, Township 20 South, Range 3 West, more particularly described as follows: Commence at the SW corner of said Section 24; run thence East along the South line thereof a distance of 921 feet to the Easterly line of the paved Montgomery-Birmingham Highway as the same is now located; thence North 19 deg. 30 min. West along the Easterly line of said Highway 438 feet to the point of beginning of the property herein conveyed; thence continue North along the Easterly line of said highway in the same direction a distance of 14 feet; thence North 87 deg. 25 min. East 150 feet; thence Southeasterly direction parallel to said highway 14 feet; thence South 87 deg. 25 min. West 150 feet, more or less, to a point of beginning; being situated in Shelby County, Alabama.

Less and except any part lying within right of way for Oliver Street.

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12/14/1998-49637  
09:25 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 CRH 21.00

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and 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 to the said GRANTEE, his, her or their heirs, executors and assigns, or its successors and assigns, forever, against the lawful claims of all persons.

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

Partner(s), who (is) (are)

this the 9<sup>th</sup> day of December, 19 98J. Harris Development, Corporation  
By Jack D. Harris President  
Roy Martin Construction, Inc.  
By Roy L. Martin President

ACKNOWLEDGMENT FOR PARTNERSHIP

STATE OF ALABAMA

Shelby COUNTY }

I, the undersigned authority, a Notary Public, in and for said county in said state, hereby certify that  
Jack D. Harris, President J. Harris Development Corporation and  
Roy L. Martin, President Roy Martin Construction, Inc.

whose name(s) as general partner(s) of North Shelby Partners  
a (n) Alabama (state) (general) (limited)

partnership, and whose name(s) is (are) signed to the foregoing instrument, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of said instrument, (he) (she) (they), as such partner(s), and with full authority, executed the same voluntarily for and as the act of said partnership.

Given under my hand and official seal this 9th day of December 1998

AFFIX NOTARIAL SEAL.

Debra H. Carter  
Notary Public

My commission expires 4-27-2001

Return to

TO

WARRANTY DEED

Partnership Warranty Deed

STATE OF ALABAMA  
COUNTY OF



Recording Fee \$  
Deed Tax \$

**Cahoba Title, Inc.**

This form furnished by

RIVERCHASE OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205) 988-5600

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

(205) 833-1571

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