

Send Tax Notice To:

American Trust Life Insurance Company
P. O. Box 11305
Birmingham, AL 35202-1305

THIS INSTRUMENT PREPARED BY:

NAME: Elvira Willoughby, Notary Public
1614 3rd Avenue North
ADDRESS: Birmingham, AL 35203

Form 1-14

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

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One (\$1.00) Dollar and other goods and valuable consideration DOLLARS,

to the undersigned grantor, The African American Institute, Incorporated a corporation,
in hand paid by American Trust Life Insurance Company

the receipt of which is hereby acknowledged, the said African American Institute, Inc.,

does by these presents, grant, bargain, sell and convey unto the said American Trust Life Insurance Company

the following described real estate, situated in Jefferson County, Alabama, to wit:

Lot 15, Block 70, present plan and survey of Birmingham situated in Jefferson County,
Alabama, Elyton Land Company, survey unrecorded and not available,

Purchaser hereby agrees to assume and pay those certain mortgages from Earl F. Williard to
William Parker recorded in Real Volume 2971, Page 224 and that certain mortgage from
Earl F. Williard to SouthTrust Bank, NA recorded in Real Volume 3171, Page 224,

TO HAVE AND TO HOLD, To the said American Trust Life Insurance Company, its
heirs and assigns forever,

And said African American Institute, Incorporated does for itself, its successors
and assigns, covenant with said American Trust Life Insurance Company, its

heirs 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 American Trust Life Insurance
Company, its

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

IN WITNESS WHEREOF, the said African American Institute, Incorporated by its
President, Merriman L. McLendon, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 27th day of April, 1995.

ATTEST:

AFRICAN AMERICAN INSTITUTE, INCORPORATED

By Merriman L. McLendon
MERRIMAN L. MCLENDON, President
EXECUTIVE DIRECTOR

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, Elvira Willoughby a Notary Public in and for said County, in
said State, hereby certify that Merriman L. McLendon, Executive Director
of African American Institute, Incorporated
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 27th day of April, 1995.

Elvira Willoughby
Notary Public

MY COMMISSION EXPIRES: 11-18-95

State of Alabama - Jefferson County
Specify this instrument filed as:
1998 APR 27 P.M. 13:25

Accepted and \$ 1.00 Miss Tax
made \$ 4.50 Deed Tax and Fee Amt. 5.50
\$ Total \$

GEORGE E. REYNOLDS, Judge of Probate



9505/1375

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF _____
Office of the Judge of Probate:

Recording Fee \$ _____

Deed Tax \$ _____

This Form Furnished By
ALABAMA TITLE CO., INC.
615 North 21st Street
Birmingham, Alabama