

This instrument was prepared by

Courtney Mason & Associates PC
100 Concourse Parkway Suite 350
Birmingham, Alabama 35244

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THIRTY SIX THOUSAND & NO/100----
(\$136,000.00) DOLLARS to the undersigned grantor, M & K Homes, Inc. a corporation,
(herein referred to as the GRANTOR), in hand paid by the GRANTEES herein, the
receipt of which is hereby acknowledged, the said GRANTOR does by these presents,
grant, bargain, sell and convey unto William David Kennessey and wife, Karen L.
Kennessey (herein referred to as GRANTEES) for and during their joint lives and
upon the death of either of them, then to the survivor of them in fee simple,
together with every contingent remainder and and right of reversion, the following
described real estate, situated in Shelby County, Alabama:

Lot 29, according to the survey of Kentwood, as recorded in Map Book 16, page
109, in the Probate Office of Shelby County, Alabama; being situated in Shelby
County, Alabama.

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

\$122,400.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 113 Kentwood Way, Alabaster, Alabama 35007
GRANTOR RELEASES ITS OPTION TO REPURCHASE THE HEREIN DESCRIBED PROPERTY WHICH WAS PROVIDED
FOR IN INSTRUMENT NO. 1992-26640 DATED NOVEMBER 12, 1992.
TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon
the death of either of them, then to the survivor of them in fee simple, and to
the heirs and assigns of such survivor forever, together with every contingent
remainder and right of reversion.

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

IN WITNESS WHEREOF, the said GRANTOR by its President, Mike Kent, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
26th day of August, 1993.

M & K Homes, Inc.
By: Mike Kent
Mike Kent, President

STATE OF ALABAMA

COUNTY OF SHELBY COUNTY

I, Courtney H. Mason, Jr., a Notary Public in and for said County, in said state,
hereby certify that Mike Kent whose name as the President of M & K Homes, 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, 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 August, 1993

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95

Notary Public

09/03/1993-26966
02:54 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MJS 22.50

Inst # 1993-26966