

(Name) Morris J. Princiotta, Jr.  
 31 Inverness Center Pkwy., Suite 360  
 (Address) Birmingham, Alabama 35242

Builders Group, Inc.  
 \*1 Office Park Circle  
BIRMINGHAM, AL 35213

CORPORATION FORM WARRANTY DEED - LAND TITLE COMPANY OF ALA., Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED AND NINE THOUSAND, TWO HUNDRED AND NO/100.... DOLLARS,  
 (\$109,200.00)

to the undersigned grantor, CEDARBEND PROPERTIES, INC.  
 in hand paid by BUILDERS GROUP, INC., a corporation

a corporation,

the receipt of which is hereby acknowledged, the said

CEDARBEND PROPERTIES, INC.

does by these presents, grant, bargain, sell and convey unto the said

BUILDERS GROUP, INC., a corporation

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

Lots 13 and 14, in Block 1; Lots 39, 40 and 41, in Block 2; Lots 1 and 19,  
 in Block 3; according to the survey of Cedar Bend Phase 1, as recorded in  
 Map Book 17, Page 139, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Right of way granted Alabama Power Co. recorded in Deed Bk. 109, Page 582;  
 Deed Bk. 174, Page 306 and Deed Bk. 226, Page 533.
2. 20 foot building setback line as shown on recorded map.
3. Easements of varying width as shown on recorded map.

Inst # 1993-40886

12/20/1993-40886  
 04:04 PM CERTIFIED  
 SHELBY COUNTY JUDGE OF PROBATE  
 001 HJS 118.00

TO HAVE AND TO HOLD, To the said BUILDERS GROUP, INC., a corporation

heirs and assigns forever.

And said CEDARBEND PROPERTIES, INC.  
 and assigns, covenant with said BUILDERS GROUP, INC.

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, 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 BUILDERS GROUP, INC.

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

IN WITNESS WHEREOF, the said CEDARBEND PROPERTIES, INC. by its

President, John G. Joseph, who is authorized to execute this conveyance,  
 has hereto set its signature and seal, this the 16th day of December, 19 93.

ATTEST:

CEDARBEND PROPERTIES, INC.

Stephen M. Joseph  
 Stephen M. Joseph Secretary

By John G. Joseph  
 John G. Joseph President

STATE OF ALABAMA:

COUNTY OF SHELBY:

I, the undersigned a Notary Public in and for said County, in  
 said State, hereby certify that John G. Joseph  
 whose name as President of CEDARBEND PROPERTIES, 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 16th day of December, 19 93.

[Signature]  
 Notary Public

NOTARY PUBLIC, ALABAMA  
 My Comm. Expires 12/31/95.  
 My Office is in the County of Shelby, Alabama.

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