

This instrument was prepared by

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1904 Indian Lake Drive, Ste 100
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 FORTY FOUR THOUSAND FIVE HUNDRED & NO/100----
(\$44,500.00) DOLLARS to the undersigned grantor, The Ridge at Meadowbrook, 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 Thomas Cary Marriott, III and
wife, Dorothy P. Marriott (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 right of reversion, the
following described real estate, situated in Shelby County, Alabama:

Lot 34, according to the Survey of The Ridge of Meadowbrook, First Sector, as
recorded in Map Book 14 page 41 in the Office of the Judge of Probate of
Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and
mining rights excepted.

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

GRANTEES' ADDRESS: 2006 Inverness Cliffs, Birmingham, Al. 35242

Purchasers acknowledges that Purchaser has been informed by Seller of
sinkholes and soil conditions existing in Shelby County. Purchaser agrees that
Seller shall not be liable for earthquakes, underground mines, sinkholes,
limestone formations, soil conditions or any other known or unknown surface or
subsurface condition that may now or hereafter exist or occur or cause damage
to persons, property or buildings. Purchaser does forever release Seller from
any damages arising out of surface and subsurface of the above described
property, and this release shall constitute a covenant running with the land
conveyed hereby, as against Purchaser and all persons, firms and corporations
holding under or through Purchasers.

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, Charles Givianpour, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
28th day of September, 1995.

The Ridge at Meadowbrook, Inc.
By: Charles Givianpour
Charles Givianpour, President

09/29/1995-27366
09:19 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
00: SNA 53.00

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Charles Givianpour whose name as the President of The Ridge at
Meadowbrook, 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 28th day of September, 1995

PEGGY I. MURPHREE
MY COMMISSION EXPIRES
2/20/99

Peggy I. Murphree
Notary Public 2-20-99

Inst # 1995-27366