

This instrument prepared by:

Mary P. Thornton
Dominick, Fletcher, Yeilding,
Wood & Lloyd, P.A.
2121 Highland Avenue
Birmingham, Alabama 35205

Send Tax Notice To:

Andrew W. Cross
John C. Kimbrell
2204 COUNTRY RIDGE WAY
BIRMINGHAM, AL 35243

Inst # 1996-42432

STATUTORY WARRANTY DEED

STATE OF ALABAMA)

) KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY)

That for and in consideration of the exchange of real property in a deed of even date herewith from Grantees to the undersigned TAYLOR PROPERTIES, L.L.C., an Alabama limited liability company ("Grantor"), in hand paid by ANDREW W. CROSS and JOHN C. KIMBRELL ("Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does by these presents grant, bargain, sell and convey unto the said Grantees, in equal shares as tenants in common, the following described real estate situated in Shelby County, Alabama, to-wit:

Lots 10, 11, 12, 13, 15, 16, 39 and 40 according to the Survey of The Glen Estates, as recorded in Map Book 19, Page 9 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Lots 4 and 5 according to the Survey of The Glen Estates, First Addition, as recorded in Map Book 21, Page 11 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Lot 42A, according to a Resurvey of Lots 42 & 43 of The Glen Estates, as recorded in Map Book 21, Page 80 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

The Property conveyed herein is subject to: (1) General and special taxes or assessments for 1997 and subsequent years not yet due and payable; (2) Public easements and building setback lines as shown by recorded plat; (3) Easement(s) as set out in deed by and between Daniel Oak Mountain Limited Partnership and Grantor as shown by instrument recorded in Instrument #1996-5494 in said Probate Office (as to Lots 4 and 5); (4) Easement Agreement between Daniel Oak Mountain Limited and School House Properties as set out as Instrument #1993-22440 in said Probate Office; (5) Greystone Closed Development Reciprocal Easement Agreement dated June 6, 1991 and recorded in Real Book 346, Page 848 (the "Easement Agreement"), the First Amendment to the Easement Agreement as recorded in Real 380, page 639, the Second Amendment to the Easement Agreement as recorded as Instrument # 1993-29620 and Third Amendment to the Easement Agreement recorded as Instrument #1995-16399, all as recorded in said Probate Office; (6) Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed 111, page 408 in said Probate Office; (7) Covenant and Agreement for Water Service as set out in agreement recorded in Real 235, page 574 and by Instrument #1993-20840 and Instrument #1992-20786 in said Probate Office; (8) Greystone Closed Development Declaration of Covenants, Conditions and Restrictions dated June 6, 1991, recorded in Real Book 346, page 873, (the "Declaration"), the First Amendment to the Declaration as recorded in Real 380 page 635 and the Second Amendment to the Declaration recorded as Instrument #1995-16398, all as recorded in said Probate Office; (9) Agreement in regard to sanitary sewer system as set out in Map Book 19, page 96 and as set out in deeds recorded as Instrument #1995-4395 and Instrument #1995-4393 in said Probate Office (as to Lots 4 and 5); and (10) Mineral and mining rights not owned by Grantor.

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TO HAVE AND TO HOLD unto the said Grantees, their heirs and assigns forever.

IN WITNESS WHEREOF, Grantor, Taylor Properties, L.L.C., by and through Michael D. Fuller who is authorized to execute this Statutory Warranty Deed as provided in Grantor's Articles of Organization and the November 19, 1996 Amended and Restated Operating Agreement which, as of this date have not been further modified or amended, has hereto set its signature and seal this 16th day of December, 1996.

TAYLOR PROPERTIES, L.L.C., an Alabama limited liability company

By: Michael D. Fuller
Michael D. Fuller
Its Manager

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael D. Fuller, whose name as Manager of Taylor Properties, L.L.C., an Alabama limited liability company, 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 such conveyance, he, as such Manager and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and seal, this 16th day of December, 1996.

Mary P. Thornton
Notary Public

[SEAL]

My commission expires:

5/24/99

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