

This instrument was prepared by

Courtney Mason & Associates PC  
1904 Indian Lake Drive, Ste 100  
Birmingham, Alabama 35244

Inst # 1997-18745

WARRANTY DEED 06/16/1997-18745  
10:37 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 61.00  
KNOW ALL MEN BY THESE PRESENTS,

STATE OF ALABAMA  
SHELBY COUNTY

That in consideration of FIFTY THOUSAND & NO/100---- (\$50,000.00) DOLLARS to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I Doris W. Saunders, a married woman (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Hearthstone Properties, LLC (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

See legal description attached as Exhibit "A"

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

GRANTEES' ADDRESS: 3 Cherry Hill, Shoal Creek, AL 35242

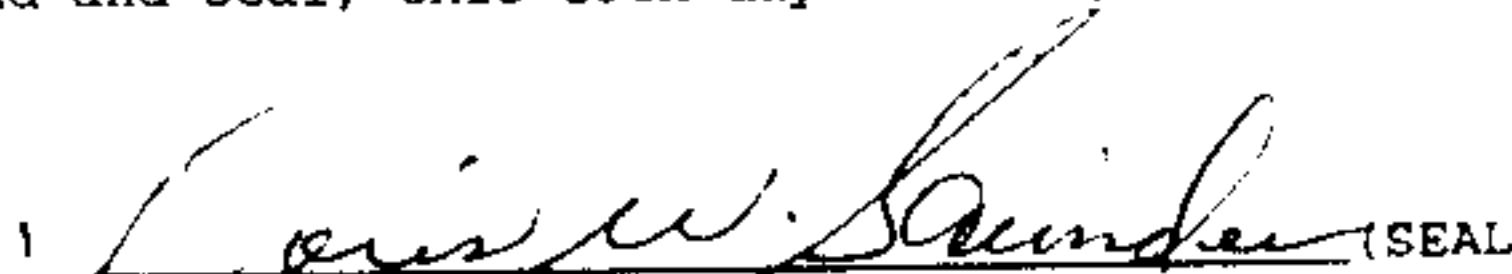
DORIS Y. SAUNDERS AND DORIS W. SAUNDERS IS ONE AND THE SAME PERSON.

THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF THE GRANTOR AS DEFINED BY THE CODE OF ALABAMA.

TO HAVE AND TO HOLD to the said grantee, his, her, or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 13th day of June, 1997.

  
Doris W. Saunders (SEAL)

STATE OF ALABAMA  
SHELBY COUNTY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Doris W. Saunders, a married woman whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of June A.D., 1997

  
Notary Public

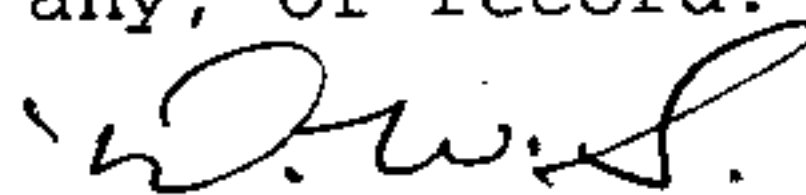
3/3/99

EXHIBIT "A"

That part of the North 3/4 of the SW 1/4 of the NW 1/4 of Section 23, Township 18 South Range 1 East, Shelby County, Alabama; which lies west of County Highway 45, and more particularly described as follows:

Begin at the NW corner of said SW 1/4 of the NW 1/4; thence run North 89 deg. 02 min. 40 sec. East (Alabama Grid Bearing) along the 1/4-1/4 section line, 1234.8 feet, more or less, to the westerly right of way of County Highway 45; thence southeasterly along said right of way, 112 feet, more or less, to a point on the east line of said SW 1/4 of the NW 1/4, at a point 49.3 feet south of the NE corner thereof; thence South 0 deg. 16 min. 00 sec. West along said east line, 953.45 feet; thence South 89 deg. 12 min. 10 sec. West, 1339.72 feet to the west line of said 1/4-1/4 section; thence North 0 deg. 33 min. 10 sec. East along said line, 999.14 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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