

THIS INSTRUMENT PREPARED BY:

John B. Davis, Jr.
1031 South 21st Street
Birmingham, AL 35205

SEND TAX NOTICE TO:

Stephen Wilson Bowers
✓ 210 Howard Hill Drive
Wilsonville, Alabama 35186

Inst # 1997-27809

STATE OF ALABAMA)
COUNTY OF SHELBY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Fourty-
Eight Thousand----- and No/100 Dollars (\$ 48,000.00)
and other good and valuable consideration, paid to the undersigned grantor, Forest Parks, LLC,
an Alabama limited liability company ("Grantor"), by Stephen Wilson Bowers
("Grantee"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these
presents, grant, bargain, sell and convey unto the Grantee the following described real estate
situated in Shelby County, Alabama (the "Premises"), to-wit:

Lot 713, according to the Survey of Forest Parks - 7th Sector, as recorded in
Map Book 22, at Page 150, and Instrument No. 1997-25443 in the Probate
Office of Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Easements, restrictions and exceptions as
shown on the Record Map of Forest Parks, 7th Sector, 1st Addition; (3) Easement
for Alabama Power Company recorded in Volume 236, at Page 829, in the Probate
Office of Shelby County, Alabama; (4) Right of Way granted to Alabama Power
Company by instrument recorded in Volume 139, at Page 127; Volume 133, at
Page 210; Volume 126, at Page 191; Volume 126, at Page 192; Volume 126, at
Page 323; and Volume 124, at Page 519, in the Probate Office of Shelby County,
Alabama; (5) Title to all mineral within and underlying the premises, together with
all mining rights and other rights, privileges, and immunities relating thereto,
together with any release of liability for injury or damage to persons or property
as a result of the exercise of such rights as recorded in Volume 53, at Page 262,
in the Probate Office of Shelby County, Alabama; (6) Covenants and Restrictions
as set out in Instrument No. 1997- 25445.

TO HAVE AND TO HOLD to the Grantee, its successors and assigns forever.

IN WITNESS WHEREOF, the undersigned has executed this conveyance on this the

27th day of August, 1997.

WITNESS:

Forest Parks, LLC, an Alabama limited liability
company

By:

John B. Davis, Jr., as its Manager

08/29/1997-27809
02:46 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 59.00

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John B. Davis, Jr., whose name as Manager of Forest Parks, LLC, 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 the contents of the conveyance, he, in his capacity as such Manager and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of August, 1997.


Notary Public

My commission expires: _____

MY COMMISSION EXPIRES MARCH 19, 2000

Inst # 1997-27809

- 2 - 08/29/1997-27809
02:46 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 59.00