

THIS INSTRUMENT PREPARED BY:
Courtney Mason & Associates, P.C.
1904 Indian Lake Drive, Suite 100
Birmingham, Alabama 35244

GRANTEE'S ADDRESS:
Lake Forest, LLC
2450 SouthTrust Tower
Birmingham, AL 35203

STATE OF ALABAMA)
COUNTY OF SHELBY)
CORPORATION
GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Twenty-One Thousand Five Hundred and 00/100 (\$21,500.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, Roy Martin Construction, Inc., an Alabama Corporation (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, Lake Forest, LLC, a limited liability company, (hereinafter referred to as GRANTEE), its successors and assigns, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

Lot 155, according to the Survey of Kentwood, Third Addition, Phase Three, as recorded in Map Book 20 page 79 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

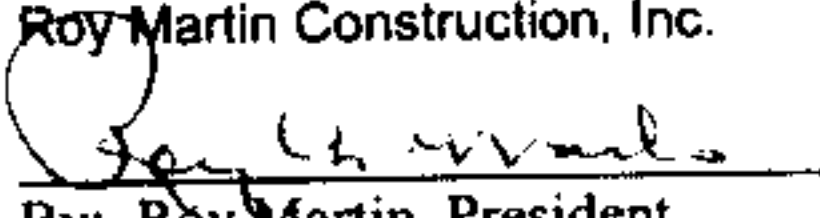
Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, its successors and assigns forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S successors and assigns, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set its hand and seal this the 9th day of June, 1998.

Roy Martin Construction, Inc.


By: Roy Martin, President

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Roy Martin, whose name as President of Roy Martin Construction, Inc., an Alabama Corporation, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he, as such officer and with full authority, signed his name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 9th day of June, 1998.


NOTARY PUBLIC

My Commission Expires: 2-20-99

Inst # 1998-21902

06/12/1998-21902
10:11 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 30.00

Inst # 1998-21902

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