

THIS INSTRUMENT PREPARED BY:  
JOHN B. DAVIS, JR.  
1031 SOUTH 21<sup>ST</sup> STREET  
BIRMINGHAM, ALABAMA 35205

SEND TAX NOTICE TO:  
R & S Construction Company, Inc.  
409 Shadewood Circle  
Birmingham, Alabama 35226

STATE OF ALABAMA       )  
COUNTY OF SHELBY     )

**STATUTORY WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Thirty - Two  
Thousand -----and No/100 Dollars (\$32,000.00) and other good and valuable  
consideration, paid to the undersigned grantor, Forest Parks, LLC, an Alabama limited liability  
company ("Grantor"), by R & S Construction Company, Inc. ("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:

Lots 539, according to the Survey of Forest Parks - 5<sup>th</sup> Sector, as recorded in Map Book 23, at  
Page 155 A & B, Instrument Number 1998-14553, 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, 5<sup>th</sup> Sector, (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. 1998-14554.  
All of the consideration was paid from the proceeds of a mortgage loan.

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

IN WITNESS WHEREOF, the undersigned has executed this conveyance one the 21<sup>st</sup>  
day of December, 1998.

WITNESS:

Forest Parks, LLC, an Alabama limited  
liability company

By:   
John B. Davis, Jr., as its Manager

CLAYTON L. SHERNEY, ATTORNEY AT LAW

12/28/1998-51427  
08:53 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MEL 12.00

Inst # 1998-51427

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.

Give under my hand and official seal this 21<sup>st</sup> day of December, 1998.

  
Notary Public

My commission expires: \_\_\_\_\_

MY COMMISSION EXPIRES APRIL 18, 2000

Inst # 1998-51427

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