

This instrument was prepared by

Send Tax Notice To: Edward P. Madden, III(Name) LANGE, SIMPSON ET ALname  
134 Stone Hill Circle  
address(Address) 728 Shades Creek Parkway #120, Birmingham, AL 35209 Palham, Alabama 35124  
**CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**STATE OF ALABAMA  
COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FIFTY FIVE THOUSAND FIVE HUNDRED NINETY FIVE AND NO/100-  
-----DOLLARS (\$115,595.00)

to the undersigned grantor, Builder's Group, Inc.

(herein referred to as GRANTOR), in hand paid by the GRANTEE hereon, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Edward P. Madden, III and wife, Wanda R. Madden a corporation.

(herein referred to as GRANTEE) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama to-wit:

Lot 150, according to the Survey of The Cottages at Stonehaven, Third Addition, as recorded in Map Book 26, page 15, in the Probate Office of Shelby County, Alabama.

## SUBJECT TO:

1. Ad valorem taxes for the year 2000, which are a lien, but not yet due and payable until October 1, 2000.
2. Easements, rights-of-way, restrictions, conditions and covenants of record.

\$ 106,595.00 of the purchase price recited herein was derived from the proceeds of a mortgage loan closed simultaneously herewith.

Inst # 2000-13401

04/25/2000-13401  
09:44 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 106 17.58

TO HAVE AND TO HOLD, To the said GRANTEE for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Thomas A. Davis who is authorized to execute this conveyance, has hereto set its signature and seal, this the 21st day of April 2000  
Builder's Group, Inc.

ATTEST:

By Thomas A. Davis, PresidentSTATE OF Alabama  
COUNTY OF Jefferson

a Notary Public in and for said County in said

I, David F. Ovson  
State, hereby certify that  
whose name as President  
a corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as  
the act of said corporation.Thomas A. Davis  
of Builder's Group, Inc.

Given under my hand and official seal, this the 21st day of April 2000

David F. Ovson

Notary Public

NOTARY PUBLIC STATE OF ALABAMA  
MY COMMISSION EXPIRES  
THURSDAY, APRIL 11, 2003