

This Instrument Was Prepared By:  
**Dickerson & Morse, P. C.**  
**1920 Valleydale Road**  
**Birmingham, AL 35244-1728**

Send Tax Notice to:  
**Cory Mason**  
**Post Office Box 69**  
**Pelham, Alabama 35124**

**STATE OF ALABAMA**  
**COUNTY OF SHELBY**

**CORPORATION WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **One Hundred Twenty Two Thousand and 00/100 Dollars (\$122,000.00)** to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, **Shelby Development Company, Inc., an Alabama Corporation** (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto **Keystone Building Company, Inc.** (hereinafter referred to as GRANTEE), the following described real estate situated in the County of **Shelby** and State of Alabama, to-wit:

**Lots 7, 19, 22 and 23 according to the survey of Fallston Ridge, 1st Sector, as recorded in Map Book 10, page 28 in the Probate Office of Shelby County, Alabama.**

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for itself and its successors and assigns covenants with the said GRANTEE, his heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the **Shelby Development Company, Inc.** has hereunto set its signature by **Sheryl Berzette** its **President** on this the **21st** day of **March, 2001**.

**Shelby Development Company, Inc.**

  
**Sheryl Berzette, President**

**STATE OF ALABAMA        )**  
**COUNTY OF SHELBY       )**

I, the undersigned, a notary public in and for said county in said state, hereby certify that **Sheryl Berzette** as **President** of **Shelby Development Company, Inc., an Alabama Corporation**, 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 as such duly authorized officer executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the **21st** day of **March, 2001**.

  
**Onnie D. Dickerson, III - Notary Public**

My Commission Expires: **4/23/2004**

The above recited consideration was paid from a Mortgage loan closed simultaneously herewith.

**Inst # 2001-11365**

**03/28/2001-11365**  
**09:50 AM CERTIFIED**  
**SHELBY COUNTY JUDGE OF PROBATE**  
**001 MB 12.00**