



20030516000305600 Pg 1/2 42.00  
Shelby Cnty Judge of Probate, AL  
05/16/2003 08:55:00 FILED/CERTIFIED

Send Tax Notice to:

Adams Realty, LLC

4009 Water Willow Lane  
Bham, Ala. 35244

This Instrument Prepared By:  
Harold H. Goings  
Spain & Gillon, L.L.C.  
2117 Second Avenue North  
Birmingham, Alabama 35203

### WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, Than in consideration of the sum of Ninety Eight Thousand 00/100 Dollars (\$98,000.00) to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, the undersigned, **Waterford, LLC, an Alabama limited liability company**, does grant, bargain, sell and convey unto **Adams Realty, LLC** (herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to wit:

Lot 100, according to the Survey of Waterford Village - Sector 2, as recorded in Map Book 30, Page 112, in the Probate Office of Shelby County, Alabama

Subject to:

1. 2003 ad valorem taxes.
2. Existing easements, restrictions, set back lines, limitations, if any, of record.

\$70,000.00 of the consideration was paid from the proceeds of a purchase money mortgage closed simultaneously herewith.

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

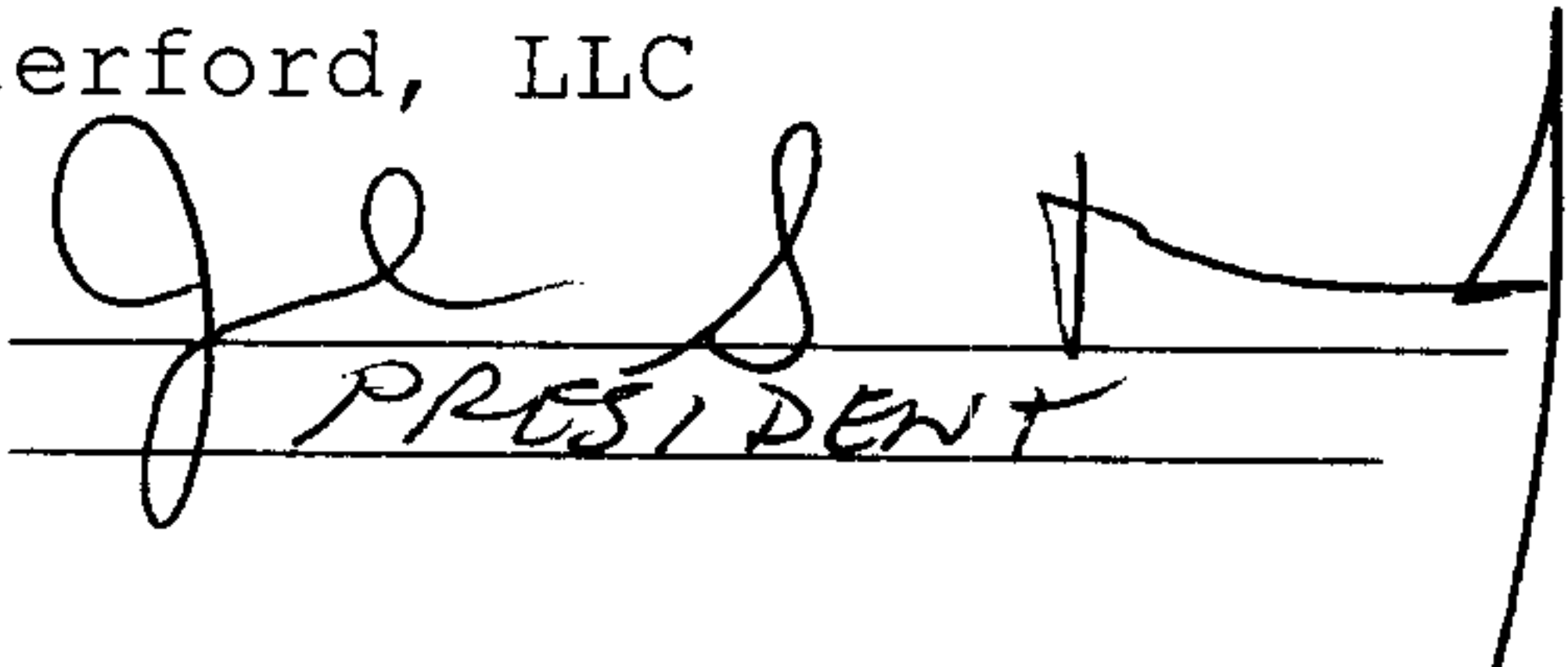
And the undersigned does for itself and for its successors,  
and assigns covenant with the said Grantee, its successors and  
assigns, that it is lawfully seized in fee simple of said  
premises; that it is free from all encumbrances, unless otherwise  
noted above; that it has a good right to sell and convey the same  
as aforesaid; that it will and its successors and assigns shall  
warrant and defend the same to the said Grantee, its successors  
and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has hereunto set its  
hands and seals this the 15th day of May, 2003.

Waterford, LLC

BY:

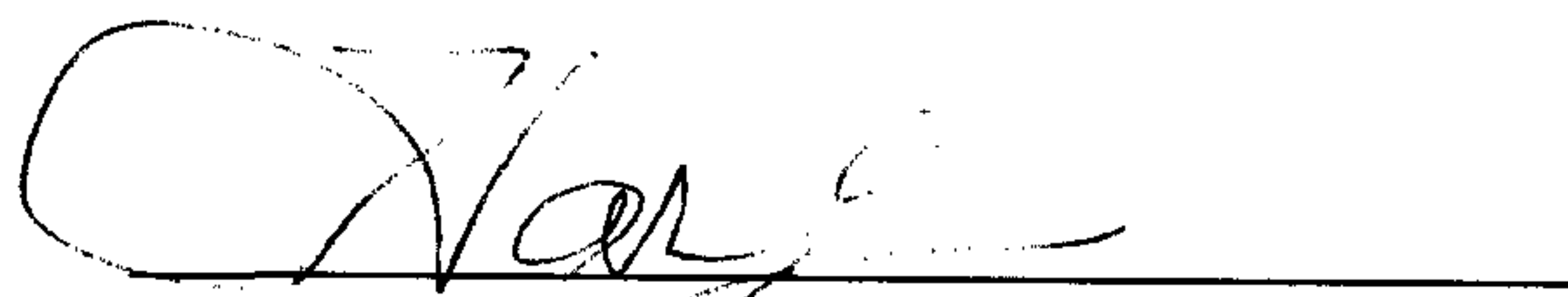
Its

  
PRESIDENT

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County,  
in said State, hereby certify that John G. Reamer, Jr whose name  
as President of Waterford, LLC, 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 and as the act of said Waterford, LLC.

Given under my hand and official seal this 15th day of May,  
2003.



Notary Public

My Commission Expires: 8/21/03