

FIRST AMERICAN TITLE INSURANCE COMPANY

State of Alabama

County of Jefferson

AFFIDAVIT AS TO NO REAL ESTATE COMMISSIONS

Before me, the undersigned authority, a notary public, personally appeared the undersigned affiant, who after first being duly sworn, depose and say the following:

My name is Keith M. Russell and I am over the age of 19 years and a resident of Alabama. I have entered into a contract to purchase the following described property located in Shelby County:

Legal Description

Lot 1, according to the Survey of Foxglove Farm, as recorded in Map Book 24, Page 51, in the Probate office of Shelby County, Alabama.

I certify and warrant that there are no unpaid or disputed real estate commission, all compensation due or to become due under any listing agency or other brokerage agreement has been paid or has been waived in writing by the potential lien claimant, and there has been no written notice received concerning any unpaid real estate commission which could give rise to a Broker's Lien under Act #98-160, Regular Session, 1998, Alabama Legislature (Sec 35-11-450 et seq. Code of Ala. 1975).

I give this Affidavit for the purpose of inducing First American Title Insurance Group to issue its Title Insurance Policy or Policies free of any exception for unpaid real estate commissions.



Affiant: Keith M. Russell

Sworn to and subscribed before me this the 26th day of August, 2003.



Notary Public

My commission expires: