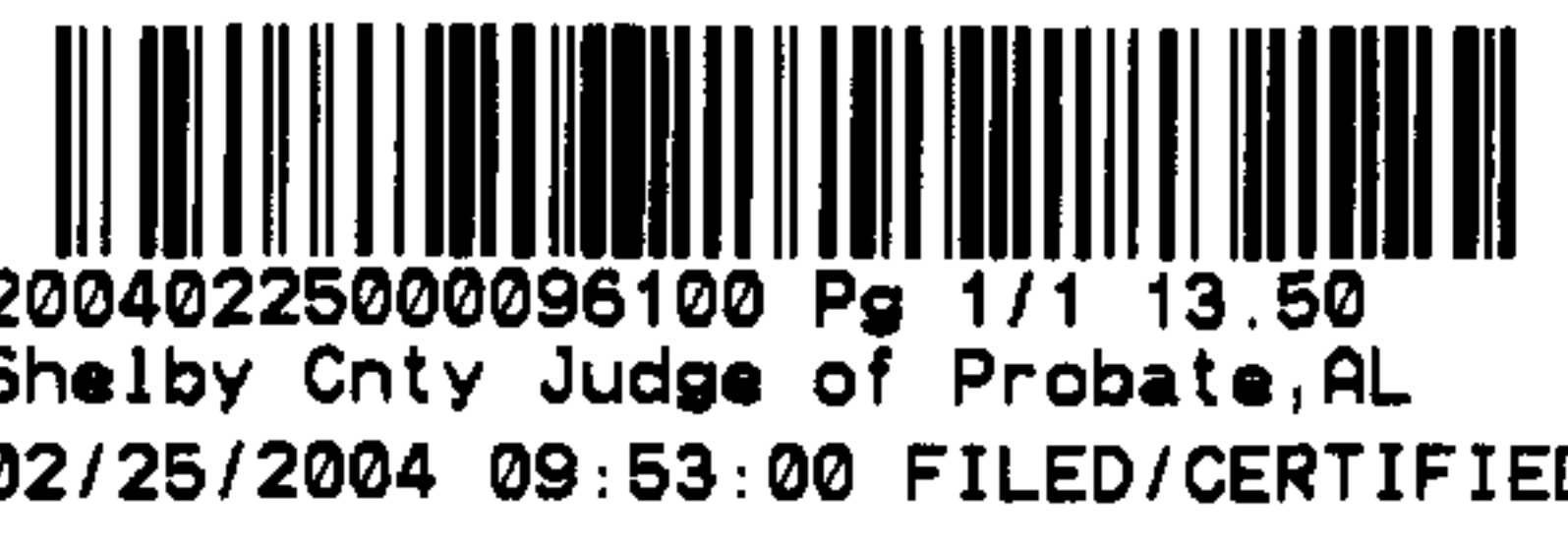


This instrument was prepared by
(Name) GENE W. GRAY, JR.
(Address) 2100 SOUTHBRIDGE PARKWAY, #638
BIRMINGHAM, ALABAMA 35209

Send Tax Notice To: DAVINA M. WASHINGTON
name
2204 PUP RUN
address
HELENA, ALABAMA 35080



Corporation Form Warranty Deed

STATE OF ALABAMA)
)
COUNTY OF Jefferson)

KNOW ALL MEN BY THESE PRESENTS, *904*

That in consideration of ONE HUNDRED THIRTY THREE THOUSAND FIVE HUNDRED AND NO/100-----
-----DOLLARS (\$133,500.00) *2003. Inty*
to the undersigned grantor, MAGNUM PROPERTIES, LLC, AN ALABAMA LIMITED LIABILITY COMPANY

a corporation
(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged,
the said GRANTOR does by these presents, grant, bargain, sell and convey unto DAVINA M. WASHINGTON

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY COUNTY,
ALABAMA to-wit:

LOT 5, BLOCK B, ACCORDING TO THE AMENDED MAP OF FOX HAVEN, FIRST SECTOR, AS
RECORDED IN MAP BOOK 7, PAGE 86, IN THE PROBATE OFFICE OF SHELBY COUNTY,
ALABAMA.

SUBJECT TO:
ADVALOREM TAXES DUE OCTOBER 1, 2004.
EASEMENTS AND BUILDING RESTRICTION LINES AS SHOWN ON RECORDED MAP.
RESTRICTIONS RECORDED IN MISC. BOOK 24, PAGE 87.
EASEMENT FOR SOUTHERN NATURAL GAS CO. AS SHOWN ON RECORDED MAP.

\$131437.00 OF THE CONSIDERATION WAS PAID FROM A MORTGAGE LOAN.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or
their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, 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, his, her or their heirs, executors and assigns forever,
against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its MEMBER who is authorized
to execute this conveyance, hereto set its signature and seal,

this the 30th day of January, 2004.

ATTEST:

MAGNUM PROPERTIES, LLC, AN
ALABAMA LIMITED LIABILITY COMPANY
By W. Price Hightower III
W. PRICE HIGHTOWER, III, MEMBER

STATE OF ALABAMA)
)
COUNTY OF Jefferson)
I, GENE W. GRAY, JR.

a Notary Public in and for said County, in said State,

hereby certify that W. PRICE HIGHTOWER, III

whose name as MEMBER of MAGNUM PROPERTIES, LLC, AN ALABAMA LIMITED LIABILITY COMPANY
~~is~~ 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~~ LIMITED LIABILITY COMPANY.

Given under my hand and official seal, this the 30th day of January, 2004

[Signature]

Notary Public