THIS INSTRUMENT WAS PREPARED BY:

Randolph Lanier
Attorney at Law
Post Office Box 306
Birmingham, Alabama 35201

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Thirty Five Thousand, Five Hundred and No/100 Dollars ($35,500.00) in hand paid by Alpine Builders, Inc. (hereinafter referred to as "GRANTEE"), to the undersigned, THE HARBERT-EQUITABLE JOINT VENTURE, under Joint Venture Agreement dated January 30, 1974, composed of Harbert Construction Corporation, a corporation, and The Equitable Life Assurance Society of the United States, a corporation (hereinafter referred to as "GRANTOR"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto the said GRANTEE the following described real estate situated in Shelby County, Alabama:

Book 316 Page 286

Lot 2, according to First Addition, Riverchase Country Club Residential Subdivision as recorded in Map Book 7, Page 115, in the Probate Office of Shelby County, Alabama.

Lot 19, according to Second Addition, Riverchase Country Club Residential Subdivision, as recorded in Map Book 7, Page 121, in the Probate Office of Shelby County, Alabama.

Such land is conveyed subject to the following:

1. Ad valorem taxes due and payable October 1, 1979.

2. Mineral and mining rights not owned by GRANTOR.

3. Any applicable zoning ordinances.

4. Easements, rights of way, reservations, agreements, restrictions and setback lines of record.

5. Said property conveyed by this instrument is hereby subjected to the Declaration of Protective Covenants, Agreements, Easements, Charges and Liens for Riverchase (Residential), recorded in Miscellaneous Book 14, beginning at page 536, in the office of the Judge of Probate of Shelby County, as amended in Miscellaneous Book 17, beginning at page 550, in the office of the Judge of Probate of Shelby County, Alabama.

GRANTEE, its heirs and assigns, agree and covenant to terminate the use of any septic tank and field lines now or hereafter located on or serving said Lot 2, Riverchase Country Club,

19790309000029030 1/3 $.00
Shelby Cnty Judge of Probate,AL
03/09/1979 12:00:00AM FILED/CERT

Bank of The S.E.

1st Addition, and said Lot 19, Riverchase Country Club, 2nd addition, at such time, if any, as an operating Sewage Treatment System may be made available to said Lots, and covenant to connect to such Sewage Treatment System at such time as it is available, at GRANTEE's sole expense. Further, GRANTEE agrees and covenants to give such easements as are necessary to the appropriate Sewer Authority for the construction of a sewer line to serve such Lot No. 2, Riverchase Country Club, 1st Addition, and Lot No. 19, Riverchase Country Club, 2nd Addition.

TO HAVE AND TO HOLD unto GRANTEE, its successors and assigns, forever.

IN WITNESS WHEREOF, the GRANTOR has caused this conveyance to be executed by each Venturer by their respective duly authorized officers thereunto effective on this the 21st day of February, 1979.

THE HARBERT-EQUITABLE JOINT VENTURE

By: THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES

Witnesses:

Marie A. Cabrera

Jill P. McCurry

By _____
Its Division Manager

Witnesses:

Elizabeth D. Beck

Donna Knestrick

By: HARBERT CONSTRUCTION CORPORATION

By _____
Its MANAGER-REAL ESTATE

19790309000029030 2/3 $.00
Shelby Cnty Judge of Probate,AL
03/09/1979 12:00:00AM FILED/CERT

MAP 287

STATE OF Georgia

COUNTY OF Fulton

I, Carolyn K. Alexander, a Notary Public in and for said County, in said State, hereby certify that Donald D. Evans, whose name as Division Manager of The Equitable Life Assurance Society of the United States, a corporation, as General Partner of The Harbert-Equitable Joint Venture, under Joint Venture Agreement dated January 30, 1974, 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 as General Partner of The Harbert-Equitable Joint Venture.

Given under my hand and official seal, this the 20th day of February, 1979.

Carolyn K. Alexander
Notary Public

My commission expires: 8-16-80

STATE OF

COUNTY OF

19790309000029030 3/3 $.00
Shelby Cnty Judge of Probate, AL
03/09/1979 12:00:00AM FILED/CERT

I, Donna Knoblock, a Notary Public in and for said County, in said State, hereby certify that Stiff Hunter, Jr., whose name as Manager-Real Estate of Harbert Construction Corporation, a corporation, as General Partner of The Harbert-Equitable Joint Venture, under Joint Venture Agreement dated January 30, 1974, 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 as General Partner of The Harbert-Equitable Joint Venture.

Given under my hand and official seal, this the 21st day of February, 1979.

Donna Knoblock (one and the same as Donna K. Logan)
Notary Public

My Commission Expires October 1, 1982
My commission expires:

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
79 MAR -9 AM 9:40

Deed Tax - 35.50
Rec. 4.50
1.00
41.00

JUDGE OF PROBATE