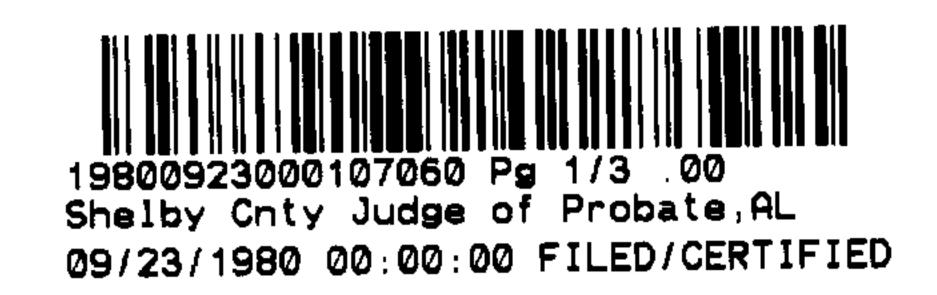
THIS INSTRUMENT WAS PREPARED BY:

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



STATE OF ALABAMA)
COUNTY OF SHELBY)

sum of FOURTEEN THOUSAND AND 00/100THS DOLLARS (\$14,000.00), in hand paid by MARTENS HOMES, 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:

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the

Lot 111, according to Fourth Addition, Riverchase West Residential Subdivision, recorded in Map Book 7, Page 156, in the office of the Judge of Probate of Shelby County, Alabama.

Such land is conveyed subject to the following:

- 1. Ad valorem taxes due and payable October 1, 1980.
- 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.
- 6. Said property conveyed by this instrument is hereby restricted to use for single-family residential dwellings (with a density not to exceed one single family unit per lot) unless a change in use is authorized pursuant to Riverchase Residential Covenants, as described in paragraph 5 above, said restriction to be effective for the same period of time as the Riverchase Residential Covenants.

forever

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 _______ day of _________, 1980.

THE HARBERT-EQUITABLE JOINT VENTURE

By: THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES

By Tto Division many

By: HARBERT CONSTRUCTION CORPORATION

By Its Weekfrendent

Witnesses:

Even Hagin

Witnesses:

Jacq E. All King

STATE OF

COUNTY OF

, a Notary Public in and for I, Ann E. Destefano said County, in said State, hereby certify that Donald D. , whose name as Div. Mgr. Realty Operations of The Equitable Life Assurance Society of the United States, a corporation. as Ceneral 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 , 1980. March

Notary Public

Notary Public, Georgia State at Large My Commission Expires Sept. 20, 1932 My commission expires:

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, latin America, a Notary Public in and for said County, in said State, hereby certify that Mr. W. M. Lu. n.c. , whose name as The Mariette 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 1980.

My commission expires: 10-20-82

CERTIFY THIS

19:0 SEP 23 PH 1: 02

The second of th Decl 14.00 Rec. 4.50 Ind. 1.00

PACE 741 328