(Name) Bruce L. Gordon, Attorney at Law

(Address) 1500 City National Bank Building, Birmingham, Alabama 35203 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy-Five Thousand Nine Hundred and No/100 (\$75,900.00)

LEO JAMES BUILDERS, INC. a corporation, to the undersigned grantor, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged. the said GRANTOR does by these presents, grant, bargain, sell and convey unto

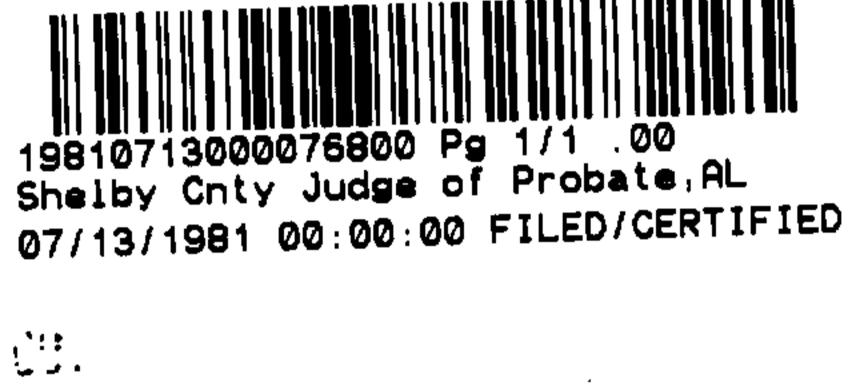
SAM CULOTTA, JR. and wife, LORI G. CULOTTA (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remain 'er and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 4, according to the Survey of Meadowbrook, Fourth Sector, as recorded in Map Book 7, Page 67, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions and rights-of-way of record.

(\$36,000.00 of the consideration recited above was paid from the proceeds of a mortgage loan, closed simultaneously herewith.)

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TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

Leo James IN WITNESS WHEREOF, the said GRANTOR, by its President. 81 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of June

ATTEST:

LEO JAMES BUILDERS, INC.

Secretary

STATE OF ALABAMA COUNTY OF Jefferson

the act of said corporation,

I, the undersigned State, hereby certify that Leo James

a Notary Public in and for said County in said

President of whose name as

Leo James Builders, Inc.

a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this days that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluptarily for and as

Given under my hand and official seal, this the

GORDON, CLEVELAND & GORDON, P.A.

" Y NATIONAL BANK BUILDING

BIRN M. ALABAMA 35203