

This form furnished by:

Cahaba Title, Inc.

Riverchase Office
(205) 988-5600

Eastern Office
(205) 833-1571

This instrument was prepared by:

(Name) Mr. Daniel M. Spitler
(Address) 108 Chandalar Drive
Pelham, Alabama 35124

Send Tax Notice to:

(Name) Mr. Adam E. Goldweber
(Address) 1222 Bunting Drive
Alabaster, Alabama 35007

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTY-EIGHT THOUSAND AND NO/100 (\$88,000.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

LARRY KENT d/b/a LARRY KENT BUILDING COMPANY

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

ADAM E. GOLDWEBER, an unmarried man

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Lot 11, Block 1, according to the survey of Meadowlark as recorded in Map Book 7 page 98 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

Building setback line of 35 feet reserved from Bunting Drive as shown by plat.

Public utility easements as shown by recorded plat, including 10 feet on the East side.

Restrictions, covenants and conditions as set out in instrument recorded in Misc. Book 28 page 14 in Probate Office of Shelby County, Alabama.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 55 page 454 in Probate Office of Shelby County, Alabama.

Right of Way granted to Shelby County by instrument recorded in Deed Book 271 page 745 in Probate Office of Shelby County, Alabama.

Right of Way granted to South Central Bell by instrument recorded in Deed Book 320 page 887 and Deed Book 293 page 334 in Probate Office of Shelby County, Alabama.

Easement to Alabama Power Company and South Central Bell as shown by instrument recorded in Deed Book 317 page 272 in Probate Office of Shelby County, Alabama.

Mineral and mining rights if not owned by Grantor.

\$78,000 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 203 PAGE 504

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

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 29th

day of August 19 88

1. STATE OF ALA, SHELBY CO.

2. I CERTIFY THIS (Seal)

3. INSTRUMENT WAS FILED (Seal)

4. 88 SEP - 8 AM 10:21 (Seal)

5. INDEXING FEE (Seal)

6. TOTAL 13.50 (Seal)

7. STATE OF ALABAMA

8. JUDGE OF PROBATE

9. Shelby County

10. General Acknowledgment

LARRY KENT d/b/a LARRY KENT BUILDING COMPANY

By: Larry Kent (Seal)

Larry Kent (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

I, the undersigned

a Notary Public in and for said County,

in said State, hereby certify that Larry Kent d/b/a Larry Kent Building Company

whose name(s) 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 29th day of August 19 88

1/25/90

My Commission Expires:

Notary Public