

Prepared by: Trimmier and Associates, P.C. 22 Inverness Center Parkway,
Suite 210, Birmingham, Alabama 35242

Send Tax Notice To: Lee S. Brantley
142 Carriage Drive, Maylene, AL 35114

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighty Two Thousand, Nine Hundred Dollars and No/100 (\$82,900.00) to the undersigned Grantor, a corporation, in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, Builders Group, Inc., a corporation (herein referred to as GRANTOR) do grant, bargain, sell and convey unto Lee S. Brantley, an unmarried woman (herein referred to as GRANTEE), the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 15 ACCORDING TO THE MAP AND SURVEY OF CARRIAGE HILL, PHASE II, A RESIDENTIAL SUBDIVISION, AS RECORDED IN MAP BOOK 13, PAGE 129, IN THE PRODATE OFFICE OF SHELBY COUNTY, ALABAMA.

- (1) Subject to taxes for the current year.
(2) Subject to any easements, conditions, covenants, and restrictions.
(3) Mineral and mining rights excepted.

TO HAVE AND TO HOLD Unto the said Grantee, their heirs and assigns, forever; and said corporation does for itself, its successors and assigns covenant with said Grantee, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that it is free from all encumbrances unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will, and its successors and assigns shall warrant and defend the same to the said Grantee, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said corporation by its PRESIDENT, who is authorized to execute this conveyance, has hereto set its signature and seal, this 28TH day of JUNE, 1990.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

90 JUL 16 AM 9:18

JUDGE OF PROBATE

BUILDERS GROUP, INC.

BY:

Thomas A. Davis
THOMAS A. DAVIS
Its: PRESIDENT

(SEAL)

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned Notary Public, hereby certify that Thomas A. Davis, whose name as President of BUILDERS GROUP, INC., a corporation, 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 foregoing conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this 28th day of JUNE, 1990.

Anita C. Keely
Notary Public

My commission expires:

MY COMMISSION EXPIRES NOVEMBER 22, 1991

1. Deed Tax	\$ 23.00
2. Notary Fee	2.50
3. Recording Fee	3.00
4. Other Fees	1.00
Total	\$ 32.50

\$60,000 was paid from this mortgage, filed simultaneously.

Cambridge, MA