

This instrument was prepared by:

Bob Wheat, Vice President  
Central Bank of the South  
701 South 20th Street  
Birmingham, Alabama 35233

3139

STATE OF ALABAMA

STATUTORY WARRANTY DEED

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of  
Twenty Thousand and no/100-----DOLLARS ( \$20,000.00 )

In hand paid by The Ridge at Meadowbrook

(hereinafter referred to as "GRANTEE") to Central Bank of the South, an Alabama banking 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 in Shelby County, Alabama, to-wit:

Lot 1, according to the map and survey of Meadow Brook Cluster Homes, 1st Sector,  
as recorded in Map Book 13, Page 20, in the Probate office of Shelby County, Ala-  
bama. Less and except the following described parcel of land:

Part of Lot 1, Meadow Brook Cluster Homes 1st Sector as recorded in Map Book 13, Page 20, in the Office  
of Judge of Probate, Shelby County, Alabama, being more particularly described as follows:

Commence at the northeast corner of said Lot 1, thence run in a westerly direction along the north line  
of said Lot 1 and also along the south line of Lot 2 in said Meadow Brook Cluster Homes for a distance  
of 27.00 feet to the point of beginning; thence turn an angle to the left of 90° 00' 00" and run in  
a southerly direction for a distance of 1.00 feet to a point; thence turn an angle to the right of  
90° 00' 00" and run in a westerly direction parallel to north line of said Lot 1 for a distance of 53.20  
feet to a point; thence turn an angle to the right 90° 00' 00" and run in a northerly direction for  
a distance of 1.00 feet to the north line of said Lot 1; thence turn an angle to the right of 90° 00'  
00" and run in an easterly direction along the north line of said Lot 1 for a distance of 53.20 feet  
to the point of beginning. Said parcel containing 31 square feet, more or less.

Subject to:

1. Ad valorem taxes due October 1, 1990.
2. Restrictions appearing of record in Book 153, Page 921; Book 219, Page 970;  
and Book 236, Page 471.
3. Title to all minerals within and underlying the premises, together with all  
mining rights and other rights, privileges, immunities and release of damages  
relating thereto as recorded in Deed Book 32, Page 48.
4. Terms and conditions and agreements as contained in deed recorded in Deed  
Book 356, Page 288.
5. Easements and building line as shown on recorded map.
6. Agreement with Alabama Power Company for underground residential distribution  
as recorded in Book 224, Page 185.
7. Terms, agreements and right of way to Alabama Power Company, as recorded in  
Map Book 224, Page 196.
8. Recorded and unrecorded easements, restrictions, rights of way, overlaps and  
encroachments, if any, affecting the property.

TO HAVE AND TO HOLD, unto the said GRANTEE, his successors and assigns  
forever.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed  
by its duly authorized officer this the 21st day of May, 19 90.

ATTEST:

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

By:

Its:

T. B. Hance

ASSISTANT SECRETARY

91 JUN 13 AM 10:57

Bob Wheat

Its:

Vice President

STATE OF ALABAMA  
Jefferson COUNTY

William A. Shaw  
JUDGE OF PROBATE

|   |          |       |
|---|----------|-------|
| 1 | Deed Tax | 20.00 |
| 2 |          |       |
| 3 |          |       |
| 4 |          |       |
| 5 |          |       |
| 6 |          |       |

I, the undersigned, a Notary Public, in and for the said County in said State  
hereby certify that Bob Wheat, whose name as Vice President of Central  
Bank of the South, an Alabama banking 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 above and 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 and official seal this 21st day May, 19 90.

C S G Court Co. Inc  
5104 Cypress Ave. Suite 200  
B'ham, AL 35242

Cathy Lee Wilson  
Notary Public

11-25-93