

This instrument was prepared by

332

(Name) Carolyn H. Lucas

(Address) 111-A Owens Parkway  
Birmingham, Al. 35244

Corporation Form Warranty Deed - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Nineteen Thousand Nine Hundred (\$19,900.00)-----DOLLARS.  
to the undersigned grantor, Southern Landmark Development, Inc. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged,  
the said GRANTOR does by these presents, grant, bargain, sell and convey unto  
Villa Ridge Homes, Inc.

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

Shelby County, Alabama, to wit:

Lot 26-A according to a Resurvey of Lots 25, 26 & 27 of Sandpiper Trail Subdivision,  
Sector II as recorded in Map Book 15 Page 57 in the Probate Office of Shelby County,  
Alabama; being situated in Shelby County, Alabama.

This conveyance and the covenants of title herein are made subject to any and all  
restrictions, reservations, easements, rights of way and covenants of record in  
said County affecting said property, any matter and state of facts that would be  
disclosed by accurate survey and inspection of the premises.

Mineral and mining rights excepted.

The entire consideration of the purchase price recited above was paid from a  
mortgage loan simultaneously herewith. *KCM*

1. Deed Tax	<u>NO TAX COLLECTED</u>
2. Mfg. Tax	<u>0.00</u>
3. Recording Fee	<u>2.50</u>
4. Indexing Fee	<u>1.50</u>
5. No Tax Fee	<u>1.00</u>
6. Certified Fee	<u>1.00</u>
Total	<u>5.50</u>

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or  
their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances, 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 GRANTEE, his, her or their heirs, executors and assigns  
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Michael L. Wood President, who is  
authorized to execute this conveyance, hereto set its signature and seal,

this the 28th day of August, 1991

ATTEST

Roy L. Martin  
Roy L. Martin

Secretary

By

SOUTHERN LANDMARK DEVELOPMENT, INC.

Michael L. Wood  
Michael L. Wood

President

STATE OF Alabama

COUNTY OF Shelby

I, Carolyn H. Lucas

91 SEP -5 PM 12:49

a Notary Public in and for said County, in said State,

hereby certify that Michael L. Wood

JUDGE OF PROBATE

whose name as

President of

Southern Landmark Development, 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 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 the 28th

day of August

, 1991

First At. Bank

Carolyn H. Lucas  
Notary Public