

This instrument was prepared by

Courtney Mason & Associates PC
100 Concourse Parkway Suite 350
Birmingham, Alabama 35244

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTY TWO THOUSAND FIVE HUNDRED & NO/100----
(\$82,500.00) DOLLARS to the undersigned grantor (whether one or more), in hand
paid by the grantee herein, the receipt whereof is acknowledged, we Anthony B.
Cabaniss and wife, Roseanna B. Cabaniss (herein referred to as grantor, whether
one or more), grant, bargain, sell and convey unto Gigi Grace Patel, a single
individual (herein referred to as grantee, whether one or more), the following
described real estate, situated in Shelby County, Alabama, to-wit:

Lot 4, Block 5, according to the Survey of Plantation South, Second Sector,
Phase No. 1, as recorded in Map Book 9 page 115 in the Probate Office of
Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and
rights of way, if any, of record.

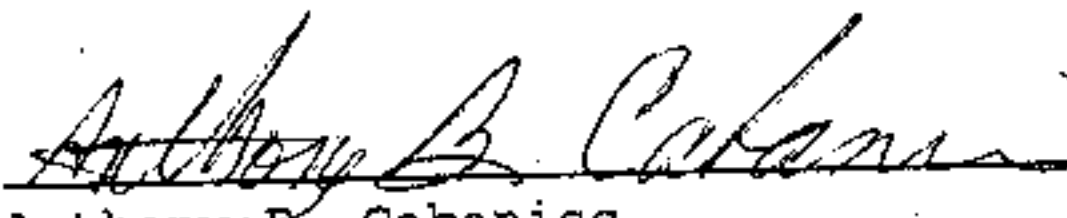
\$35,000.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 4414 ENGLEWOOD ROAD, HELENA, ALABAMA 35080

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, we have hereunto set our hands and seals, this 24th day of
September, 1992.

 (SEAL)
Anthony B. Cabaniss

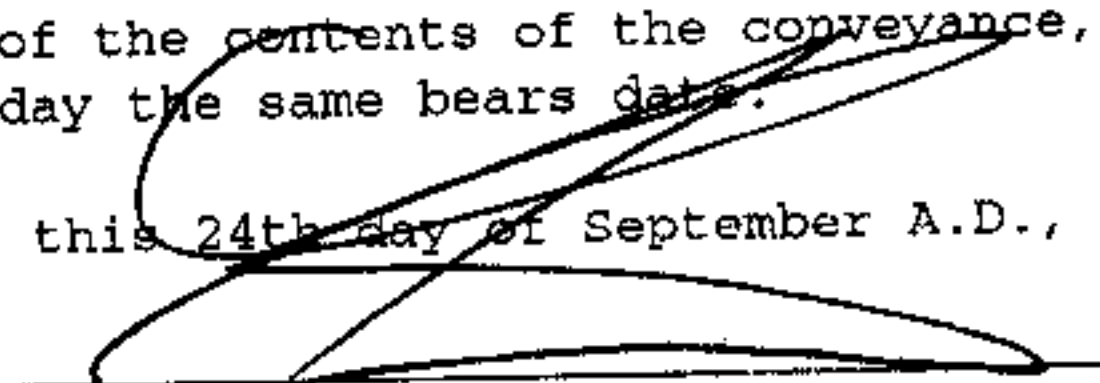
 (SEAL)
Roseanna B. Cabaniss

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that Anthony B. Cabaniss and wife, Roseanna B. Cabaniss whose names are
signed to the foregoing conveyance, and who are known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance, they
executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of September A.D., 1992


Notary Public

Inst # 1992-21857

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95

10/01/1992-21857
11:16 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HJS 54.10