

THIS INSTRUMENT WAS PREPARED BY:

Kathy B. Atkinson
303 Perimeter Center N., Suite 600
Atlanta, Georgia 30346

STATE OF ALABAMA)

COUNTY OF SHELBY)

DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Forty Five
Thousand Dollars (\$45,000.00)-----to the
undersigned GRANTOR, Metropolitan Life Insurance Company, successor and in interest
to 2154 Trading Corporation ~~and~~ corporation, at Birmingham, Alabama, (herein
"GRANTOR"), in hand paid by Kyle R. & Lois M. Barrett
(herein referred to as "GRANTEE"), 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 ("PROPERTY"), situated in Shelby County,
Alabama, to-wit:

Lot 83, Block 4, according to the Plat of Inverness Point, Phase II, a
subdivision of Inverness, as recorded in Map Book 13, Page 19, in the
Office of the Judge of Probate of Shelby County, Alabama.

This conveyance is subject to the following:

1. Ad Valorem taxes due and payable October 1, 1992.
2. Easements, rights of way, and setback lines of record.
3. Mineral and mining rights not owned by GRANTOR.
4. Any applicable zoning ordinances.
5. The covenants and restrictions set forth in the Declaration of
Protective Covenants of Inverness Point, a Residential Subdivision,
as recorded in Book 209, Page 890, in the Office of the Judge of
Probate of Shelby County, Alabama, which include, without
limitation: (i) exterior design criteria and minimum size
requirements for structures to be constructed on Lots; (ii) prior
approval of plans by an Architectural Control Committee before
commencement of construction of any structure on a Lot; (iii)
limitations as to the use of the Lots; (iv) provision for
assessments against owners of Lots for maintenance of Common Areas
(as defined in the Declaration); and (v) prohibition against the
construction of any brick mailboxes or columns any closer to a
dedicated street than the front or side building setback line.

THIS CONVEYANCE is made with the express reservation and condition that
the GRANTEES, for themselves and on behalf of their heirs, administrators, executors,
successors, assigns, contractors, permittees, licensees and lessees hereby releases
and forever discharges GRANTOR, its successors and assigns, from any and all
liability, claims and causes of action whether arising at law (by contract or in
tort) or in equity because of any past or future mining or exercise of any right to
use the minerals on the property described herein or because of any past or future
subsidence, if any, of the land and/or minerals conveyed hereby, and any and all
damage or destruction of property and injury to or death of any person located in,
on, or under the surface of or over lands herein conveyed, as the case may be, by
reason of any exercise of any past mining and removal of minerals from the lands
herein conveyed and/or mining and removal of minerals from the land herein conveyed
and/or adjacent and nearby lands, or for any soil, subsoil or other conditions.
Grantee acknowledges that it has been informed and understands that the Property may
contain underground mines and tunnels and Grantee has made its own independent
inspections and investigations of the hereinabove described land in reliance upon
such inspections and investigations thereof.

Inst # 1993-02660


2226 McQuinn Dr.
B'ham, AL
35226

01/28/1993-02660
11:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 54.00

TO HAVE AND TO HOLD, to the said GRANTEE, it successors and assigns forever.

IN WITNESS WHEREOF, the GRANTOR has caused this conveyance to be executed by the respective duly authorized officers thereunto on this 20th day of January, 1993.

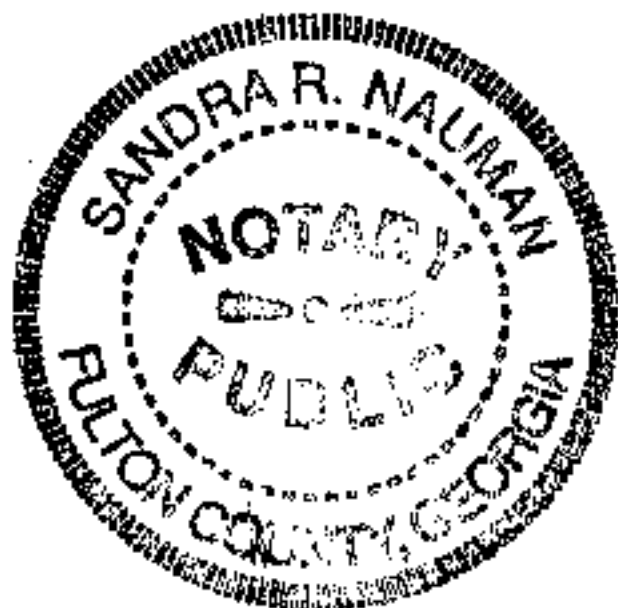
METROPOLITAN LIFE INSURANCE
COMPANY successor and in
interest to 2154 TRADING
CORPORATION


~~Assistant Vice President~~
~~Vice President~~


STATE OF Georgia
COUNTY OF DeKalb

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert P. Edwards, whose name as Assistant Vice President of Metropolitan Life Insurance Company, 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 20th day of January, 1993.



Notary Public, Georgia, State At Large.
My Commission Expires Jan. 29, 1994


Notary Public
My Commission Expires: _____

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