

This instrument was prepared by

SEND TAX NOTICE TO:
PAYTON W. KING and
CHERYL PIERCEY KING
2547 Bridlewood Drive
Helena, Alabama 35080

(Name) DAVID F. OVSON, Attorney at Law
728 Shades Creek Parkway, Suite 120
(Address) Birmingham, Alabama 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Twelve Thousand Nine Hundred and No/100 (\$112,900.00) Dollars

to the undersigned grantor, BUILDER'S GROUP, INC. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

PAYTON W. KING and CHERYL PIERCEY KING

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor
of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate,
situated in Shelby County, Alabama, to-wit:

Lot 8, according to the Survey of Dearing Downs, 12th Sector, 1st Phase, as recorded
in Map Book 16, page 18 A & B, in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.

SUBJECT TO: 1) Ad valorem taxes for the year 1993, which are a lien, but not yet due
and payable until October 1, 1993. 2) A 40 foot building line from Bridlewood Drive,
a 10 foot easement on the Southern and Southeasterly side, a 5 foot easement running
Northerly and Southerly and an irregular easement in the Eastern half of subject
property as shown by recorded plat. 3) Restrictions per recorded Plat Book 16, page
18 A & B. 4) Transmission line permits to Alabama Power Company as recorded in Deed
Book 226, page 545; Deed Book 184, page 408; Deed Book 109, page 557; and Deed Book
109, page 581. 5) Easements to Plantation Pipe Line Co. as recorded in Deed Book 112,
page 277 and Deed Book 100, page 423. 6) Easements to Southern Natural Gas Corporation
as recorded in Deed Book 91, page 47; Deed Book 90, page 443; and Deed Book 90, page
473. 7) Easement to V. B. Carrie as recorded in Deed Book 139, page 216; Deed Book
139, page 204; and Deed Book 139, page 206. 8) Sewer easement to J. Harris Development
Corporation as recorded in Deed Book 299, page 358. 9) Restrictive covenants as
recorded in Real Record 393, page 136.

\$107,250.00 of the purchase price recited above was derived from the proceeds of a
mortgage loan closed simultaneously herewith.

Inst # 1993-21539
07/22/1993-21539
10:32 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

001 MCD 14.50

TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of
them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Thomas A. Davis
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of July 1993

ATTEST:

BUILDER'S GROUP, INC.

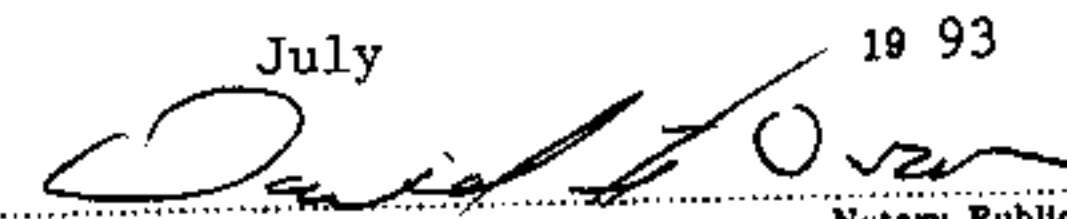
By  President

Secretary

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Thomas a. Davis
whose name as President of BUILDER'S 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 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 16th day of July 19 93


Notary Public