

SEND TAX NOTICE TO:

(Name) Albert L. Del Greco, Jr.
 Lisa L. Del Greco
 (Address) 3009 Shandwick Court
 Birmingham, AL 35242
 58-03-9-32-999-4018

This instrument was prepared by

(Name) Stewart, Davis & Humphrey, P.C.
 3800 Colonnade Parkway, Suite 650
 (Address) Birmingham, AL 35243

Form TITLE 5400 1-84

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - THE TITLE GROUP INCORPORATED

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Two Hundred Eighty Thousand Eight Hundred Fifty Six and 00/100 Dollars

to the undersigned grantor, Cross Homebuilders, 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

Albert L. Del Greco, Jr. & Lisa L. Del Greco

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in
 Shelby County, Alabama

Lot 18, according to the survey of Greystone, 1st Sector, Phase IV,
 as recorded in Map Book 15, Page 107, in the Probate Office of Shelby
 County, Alabama; being situated in Shelby County, Alabama.
 Mineral and mining rights excepted.

Together with the non exclusive easement to use the private roadways,
 common areas and Hugh Daniel Drive, all as more particularly described
 in the Greystone Residential Declaration of Covenants, Conditions and
 Restrictions dated November 6, 1990, and recorded in Real 317, Page
 260 as amended.

\$220,200.00 of the consideration was paid from the proceeds of a mortgage
 loan closed simultaneously herewith.

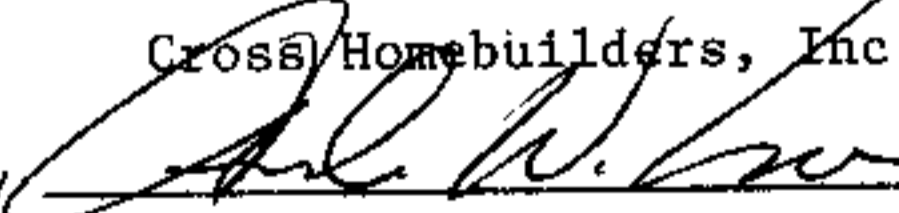
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01/20/1994-02157
 12:12 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 MCD 69.50

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being
 the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of
 the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee,
 and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. 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 encumbrances, unless otherwise noted above, 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.

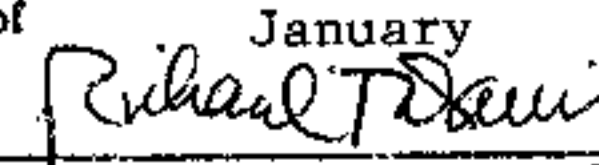
IN WITNESS WHEREOF, the said GRANTOR, by its President, Andy W. Cross
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 11th day of January 19 94

ATTEST:

Cross Homebuilders, Inc.
 By 
 Andy W. Cross President

STATE OF Alabama
 COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said
 State, hereby certify that Andy W. Cross
 whose name as President of Cross Homebuilders, 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 11th day of January 19 94

 Comm Exp 2-4-95 Notary Public

Inst # 1994-02157