THIS INSTRUMENT WAS PREPARED BY:
Richard W. Theibert, Attorney
NAJJAR DENABURG, P.C.
2125 Morris Avenue
Birmingham, Alabama 35203

TAX NOTICE TO:
J. Elliott Corporation
P.O. Box 523
Alabaster, Alabama 35007

Inst # 1994-09670

CORPORATION WARRANTY DEED

THE STATE OF ALABAMA)
: KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF SHELBY)

That in consideration of FIFTEEN THOUSAND AND NO/100, ($15,000.00), DOLLARS, in hand paid to the undersigned, Dogwood Properties, Inc., a corporation, (hereinafter referred to as "GRANTOR"), by J. Elliott Corporation, a corporation, (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

Lot 25, Dogwood Forest, Third Phase, as recorded in Map Book 14, Page 46 in the Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama.

THIS DEED WAS PREPARED WITHOUT THE AVAILABILITY OF A TITLE SEARCH.

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

And said Dogwood Properties, Inc., a corporation does for itself, it successors and assigns, covenant with the said GRANTEE, its successors and assigns, that it 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; that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Dogwood Properties, Inc., a corporation by its President, John Baird, who is authorized to execute this conveyance, has hereto set its signature and seal, this 16th day of March, 1994.

ATTEST:

Dogwood Properties, Inc.

BY:
ITS:

BY: John Baird (SEAL)
ITS: President

THE STATE OF ALABAMA)
:
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that John Baird whose name as President, of Dogwood Properties, 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 on for and as the act of said corporation.

Given under my hand and official seal this 16th day of March, 1994.

NOTARY PUBLIC
My commission expires: 6-4-94

Inst # 1994-09670

03/24/1994-09670
02:04 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 23.50