

SEND TAX NOTICE TO:

(Name) Builders Group, Inc.
 #1 Office Park Circle
 (Address) Birmingham, Alabama 35213

This instrument was prepared by

(Name) Morris J. Princiotta, Jr.
 3000 Riverchase Galleria, Suite 490
 (Address) Birmingham, Alabama 35244

Form 1-1-6 Rev. 8-70

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA
 COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FORTY-EIGHT THOUSAND, NINE HUNDRED AND NO/100..... DOLLARS,
 (\$48,900.00)

to the undersigned grantor, CEDARBEND PROPERTIES, INC.
 in hand paid by BUILDERS GROUP, INC., a corporation

a corporation,

the receipt of which is hereby acknowledged, the said CEDARBEND PROPERTIES, INC.

does by these presents, grant, bargain, sell and convey unto the said

BUILDERS GROUP, INC., a corporation

the following described real estate, situated in Shelby County, Alabama; to-wit:

Lot 2, in Block 3; Lot 28, in Block 2; Lot 12, in Block 1, according
 to the survey of Cedar Bend Phase I, as recorded in Map Book 17, Page
 39, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Taxes for 1994 and subsequent years, not yet due and payable.
2. Easement(s) as shown on recorded map.
3. Building restriction line as shown on recorded map.
4. Right of way granted Alabama Power Co. recorded in Deed Book 109, Page 582;
 Deed Book 174, Page 306 and Deed Book 226, Page 533.
5. Restrictions appearing of record in Inst. No. 1994-1181.

TO HAVE AND TO HOLD, To the said BUILDERS GROUP, INC., a corporation

its successors, heirs and assigns forever.

And said CEDARBEND PROPERTIES, INC.
 and assigns, covenant with said BUILDERS GROUP, INC.

does for itself, its successors

its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
 brances 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

BUILDERS GROUP, INC.

its successors

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said CEDARBEND PROPERTIES, INC.

by its

President, John G. Joseph

, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the

17th

day of May

, 1994.

ATTEST:

CEDARBEND PROPERTIES, INC.

By

John G. Joseph

President

STATE OF ALABAMA
 COUNTY OF JEFFERSON

I, the undersigned
 said State, hereby certify that John G. Joseph
 whose name as President of CEDARBEND 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 for and as the act of said corporation.

Given under my hand and official seal, this the 17th day of May, 1994.

NOTARY PUBLIC IN AND FOR THE STATE OF ALABAMA
 MY COMMISSION EXPIRES 12/31/95
 BONDED AND NOTARY PUBLIC UNDERWRITERS.

Notary Public

Inst # 1994-16069

05/18/1994-16069
 11:12 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 HJS 57.50