

Send Tax Notice To: Portrait Homes, Inc.
2093 Edenwood Circle
Hueytown, Alabama 35023

STATE OF ALABAMA)
)
SHELBY COUNTY)

CORPORATION FORM WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of NINETEEN THOUSAND FIVE HUNDRED AND 00/100 (\$ 19,500.00) DOLLARS, to the undersigned Grantor, FALLICO, INC., a corporation, herein referred to as GRANTOR, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto PORTRAIT HOMES, INC., herein referred to as GRANTEE, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 15-A, Falliston Subdivision, being a Resurvey of Lot 15, Falliston, as recorded in Map Book 18, Page 149, in the Probate Office of Shelby County, Alabama

SUBJECT TO: 1. Ad valorem taxes due in the year 1994, which said taxes are not due or payable until October 1, 1994. 2. Restrictions, covenants, easements, rights of way of record in Instrument No. 1994-12847 and Instrument No. 1994-16461, in the Probate Office of Shelby County, Alabama. 3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Deed Volume 147, Page 412. 4. Easements and building line as shown by recorded map. 5. Right of Way granted to Shelby County in Deed Volume 155, Page 122. 6. Right of Way granted to Alabama Power Company by instrument recorded in Deed Volume 133, Page 55.

TO HAVE AND TO HOLD, To the said GRANTEE, its successors and assigns forever. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, its successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, except as stated hereinabove, 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 GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Robert L. Snider, who is authorized to execute this conveyance, has hereunto set its signature and seal, this the 15th day of September, 1994.

Fallico, Inc.

By 
Robert L. Snider, President

09/20/1994-28591
09:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NCD 30.50

Inst # 1994-28591

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert L. Snider, whose name as President of Fallico, 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 15th day of September, 1994.

Donna S. Haxmon
Notary Public

MY COMMISSION EXPIRES NOVEMBER 18, 1995

This instrument was prepared by:
John Burdette Bates, Attorney at Law
#10 Office Park Circle, Suite 122
Birmingham, Alabama 35223

Inst # 1994-28591

09/20/1994-28591
09:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCB 30.50

The Little Group
1400 3rd Ave N.
Bess, AL 35020