

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

R. Shan Paden
PADEN & PADEN
Attorneys at Law
100 Concourse Parkway, Suite 130
Birmingham, Alabama 35244

SEND TAX NOTICE TO:

DAN TUCK HOMES, INC.
109 WINDWOOD CIRCLE
MONTEVALLO, AL 35115

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

Know All Men by These Presents: That in consideration of NO DOLLARS and 00/100 (\$.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is acknowledged, we, JOHN B. SMITH, JR. and WANDA L. SMITH, HUSBAND AND WIFE (herein referred to as GRANTORS) do grant, bargain, sell and convey unto DAN TUCK HOMES, INC., CORPORATION, (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 37, BLOCK 2, ACCORDING TO THE SURVEY OF NORWICK FOREST THIRD SECTOR - FIRST PHASE, AS RECORDED IN MAP BOOK 18, PAGE 15, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. Subject to the taxes for the year beginning October 1, 1993 which constitutes a lien but are not due and payable until October 1, 1994.
2. 35 foot building line as shown by recorded Map.
3. 5 foot Easement on rear, as shown by recorded Map.
4. Restrictions as shown by recorded Map.
5. Restrictions appearing of record in Instrument #1994-3062, in the Probate Office of Shelby County, Alabama.
6. Right of Way to Alabama Power Company and Southern Bell Telephone and Telegraph Company recorded in Real 224, page 583, in the Probate Office of Shelby County, Alabama.
7. Right of Way to Alabaster Gas Board, recorded in Real 124, page 255, in the Probate Office of Shelby County, Alabama.
8. Mineral and mining rights and rights incident thereto recorded in Volume 337, page 885, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said GRANTEES, his, her or their heirs and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, his, her, or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will

09/29/1994-29671
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SHELBY COUNTY JUDGE OF PROBATE

and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS, JOHN B. SMITH, JR. and WANDA L. SMITH, HUSBAND AND WIFE have hereunto set his, her or their signature(s) and seal(s), this the 20th day of September, 1994.


JOHN B. SMITH, JR.

WANDA L. SMITH

STATE OF ALABAMA)
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that JOHN B. SMITH, JR. and WANDA L. SMITH, HUSBAND AND WIFE whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, she, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 20th day of September, 1994.


Notary Public

My commission expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: Aug. 4, 1997.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Inst. # 1994-29671

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SHELBY COUNTY JUDGE OF PROBATE
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