

SEND TAX NOTICE TO:

(Name) Mr. & Mrs. John M. Hirst  
116 Long Feather Lane  
 (Address) Alabaster, Alabama 35007

This instrument was prepared by

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

Form 1-1-7 Rev. 5/82  
 CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }  
 COUNTY OF JEFFERSON } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of ONE HUNDRED AND FORTY-TWO THOUSAND, SIX HUNDRED, FIFTY AND NO/100...DOLLAR  
 (\$142,650.00)

to the undersigned grantor, DONALD PHILLIPS CONSTRUCTION, 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

JOHN M. HIRST and MELISSA A. HIRST  
 (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in  
 Shelby County, Alabama; to-wit:

Lot 27, according to the survey of Apache Ridge, Sector 6, as recorded  
 in Map Book 17 page 145 in the Probate Office of Shelby County,  
 Alabama; being situated in Shelby County, Alabama.

Subject to:

1. Property taxes for 1995 and subsequent years, not yet due and payable.
2. Building setback line of 35 ft. reserved from Long Feather Lane as shown by plat.
3. Public easements as shown by recorded plat, including 7.5 feet on the Southerly and 15 feet on the Easterly sides of lot.
4. Restrictions, covenants & conditions as set out in instrument(s) recorded as Inst. # 1993-39988 in Probate Office.
5. Easement(s) to Plantation Pipeline as shown by instrument recorded in Deed 112 page 205 in Probate Office.
6. Restrictions, covenants & conditions as set out in instrument(s) recorded in Map Book 17 page 62 in Probate Office.

12/12/1994-36283  
 09:06 AM CERTIFIED  
 SHELBY COUNTY JUDGE OF PROBATE  
 001 MCD 41.50

\$ 110,000.00 of the purchase price received above was paid from a first  
 purchase money mortgage loan closed simultaneously herewith.

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, Donald Phillips  
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 8th day of December 19 94.

ATTEST:

DONALD PHILLIPS CONSTRUCTION, INC.

By Donald Phillips  
 Donald Phillips President

STATE OF ALABAMA }  
 COUNTY OF JEFFERSON }

I, the undersigned a Notary Public in and for said County in said  
 State, hereby certify that Donald Phillips  
 whose name as President of Donald Phillips Construction, 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 8th day of December 19 94.

NOTARY PUBLIC STATE OF ALABAMA AT LARGE.  
 MY COMMISSION EXPIRES: Nov. 5, 1995.  
 BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Notary Public

Inst # 1994-36283