

This instrument was prepared by
(Name) William H. Halbrooks
704 Independence Plaza
(Address) Birmingham, Alabama 35209

Send Tax Notice To: Cornerstone Bldg. Co., Inc.
name
address

WARRANTY DEED-

STATE OF ALABAMA
Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Forty Thouand and no/100-----(\$240,000.00) Dollar

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, or we,

Bobby Tesney and wife, Tamara Tesney

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Cornerstone Building Company, Inc.

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 12, according to the Survey of Southlake Cove, as recorded in Map Book 12, page 98, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$185,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

Inst # 1995-03570

02/09/1995-03570
08:17 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 63.50

TO HAVE AND TO HOLD to the said grantee, 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, 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 and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 31st
day of January, 1995

(Seal)

Bobby Tesney

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

Tamara Tesney

General Acknowledgment

STATE OF ALABAMA
Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bobby Tesney and wife, Tamara Tesney, whose name S are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of January, A. D., 1994.

William H. Halbrooks

Notary Public