

This instrument was prepared by

Courtney Mason & Associates PC
100 Concourse Parkway Suite 350
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Inst # 1995-05087

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

02/27/1995-05087
02:07 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTY THOUSAND & NO/100---- (\$50,000.00) DOLLARS to the undersigned grantor, Crestwood Homes, Inc. a corporation, (herein referred to as the 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 Mike Kelley (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama:

Part of the NW 1/4 of the NE 1/4 of Section 12, Township 20 South, Range 3 West, Shelby County, Alabama, described as follows: Commence at the Southwest corner of said 1/4 1/4 section, thence run East along the South 1/4 1/4 line a distance of 129.94 feet to an iron pin and the point of beginning; thence continue last course a distance of 142.82 feet to an iron pin; thence turn left 85 deg. 54 min. 51 sec. and run North a distance of 179.25 feet to an iron pin; thence turn left 89 deg. 51 min. 39.5 sec and run West a distance of 147.28 feet to the point of a curve to the right (clockwise), said curve having a Delta angle of 02 deg. 23 min. 51 sec. and a radius of 65.00 feet and a chord distance of 2.72 feet; thence run Westerly along the arc of said curve distance of 2.72 feet to an iron pin; thence turn left 93 deg. 36 min. 46 sec. from the chord of said curve and run South a distance of 190.00 feet to the point of beginning; being situated in Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

\$38,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 105 Dogwood Dr. Columbiana, AL 35051

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, 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, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, B.J. Jackson, who is authorized to execute this conveyance, hereto set its signature and seal, this the 23rd day of February, 1995.

Crestwood Homes, Inc.
By: [Signature]
B.J. Jackson, President

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that B.J. Jackson whose name as the President of Crestwood Homes, 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 23rd day of February, 1995

[Signature]
#20/99