

This instrument was prepared by

(Name) Larry L. Halcomb
(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

Send Tax Notice To: _____
name _____
address _____

WARRANTY DEED-

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twenty Thousand and No/100 (20,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Steven Gross, a Married Man

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

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

See Legal Description on attached Exhibit "A".

Minerals and mining rights excepted.

Subject to taxes for 1995.

Subject to restrictions, building line, easements, and transmission line permit of record.

Subject property is not the homestead of the grantor nor his spouse.

1st # 1995-14528

06/05/1995-14528
09:41 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOQ SNA 31.00

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, I have hereunto set MY hands(s) and seal(s), this 31st
day of May, 1995.

(Seal)

(Seal)

(Seal)

Steven Gross
Steven Gross

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, Celine Pratt, a Notary Public in and for said County, in said State, hereby certify that Steven Gross, a Married Man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of May, A. D., 1995.

Celine Pratt
Notary Public

Notary Public, Alabama State At Large
My Commission Expires August 19, 1996

EXHIBIT A

Lot 2, Block 4, according to survey of Norwick Forest, Second Sector, as recorded in Map Book 13 Page 23 in the Probate Office of Shelby County; being situated in Shelby County, Alabama. Subject to an easement more particularly described in Instrument No. 1993-21011 and described therein as follow: Begin at the most southerly corner of said Lot 2, thence in a northwesterly direction along the southwesterly line of said Lot 2, a distance of 113.63 feet to the most westerly corner of said Lot 2; thence 89 deg. 37 min. 26 sec. right, in a northeasterly direction along the northwesterly line of said Lot 2, a distance of 37.33 feet; thence 95 deg. 40 min. 02 sec. right in a southeasterly direction a distance of 121.00 feet to a point in the northerly line of Norwick Lane, said point also being on a curve having a radius of 271.20 feet; thence 96 deg. 00 min. 46 sec. right to tangent of said curve, in a southwesterly direction along said curve to the right, a distance of 27.00 feet to the point of beginning; being situated in Shelby County, Alabama.

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001 SNA 32.00