

This instrument was prepared by  
Scott J. Humphrey  
(Name) Corley, Moncus & Ward, P.C.  
(Address) 2100 SouthBridge Pkwy., Ste. 650  
Birmingham, Alabama 35209

Send Tax Notice To: Seyed Mohammadi  
name 506 EAGLE RIDGE DR  
XXXXXX XXXXXX XXXXXX XXXXXX XXXXXX  
address BIRMINGHAM, AL 35211  
XXXXXX XXXXXX XXXXXX XXXXXX XXXXXX

Corporation Form Warranty Deed

STATE OF ALABAMA )  
COUNTY OF ~~DELEWARE~~ SHELBY )

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWENTY THREE THOUSAND THREE HUNDRED FIFTY AND NO/100-----  
-----DOLLARS (\$23,350) to the undersigned grantor, Metropolitan Homes, Inc.

(herein referred to as 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 Seyed Mohammadi

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

Lot 27, according to the survey of Wynlake Subdivision, Phase II, as recorded in Map Book 20, Page 12 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

SUBJECT TO: Building setback line of 35 feet reserved from Shadow Run Lane as shown by plat; restrictions, covenants and conditions to be recorded in Probate Office; right-of-ways granted to Alabama Power Company by instruments recorded in Real 40, Page 202; Easements to Alabama Power Company as shown by instrument recorded in Deed Book 101, Page 76; Deed Book 121, Page 191 and Deed Book 138, Page 317; Title to all minerals and other rights, privileges and immunities relating thereto, including rights set out in Real 15, Page 375; Restrictions, limitations and conditions as set out in Map Book 20, Page 12 A & B and any other easements, restrictions, set back lines, right of ways, limitations, if any, of reocrd in said Probate Office and Ad Valorem taxes for the year 1995, which said taxes are not due and payable until October 1, 1995.

\$ -0- of the Purchase Price was paid from the proceeds of a mortgage recorded simultaneously herewith.

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, 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 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 \_\_\_\_\_ who is authorized to execute this conveyance, hereto set its signature and seal,

this the 30th day of August, 1995.

ATTEST:

Metropolitan Homes, Inc.

By *Amir H. Ashtari*

STATE OF Alabama )  
COUNTY OF Jefferson )

I, Scott J. Humphrey

a Notary Public in and for said County, in said State,

hereby certify that

whose name as \_\_\_\_\_ of Metropolitan 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 30th day of August, 1995