

Value \$300,000

THIS DOCUMENT PREPARED BY
STANLEY M. BROCK
SUITE 250
2101 HIGHLAND AVENUE
BIRMINGHAM, ALABAMA 35205

Inst # 1995-34338

STATE OF ALABAMA)
)
SHELBY COUNTY)

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) in hand paid by CREST RIDGE ASSOCIATES, L.L.C., an Alabama limited liability company (hereinafter referred to as the "GRANTEE") to the undersigned HARRY B. BROCK, JR. and wife, JANE H. BROCK (hereinafter referred to as "GRANTORS"), and other good and valuable consideration, the receipt of which is hereby acknowledged, the said GRANTORS do by these presents grant, bargain, sell and convey unto the said GRANTEE the following described real estate (the "Property") situated in Shelby County, Alabama:

Lots 1,3,12 and 13, according to the survey of The Crest at Greystone, Second Addition, as recorded in Map Book 19, Page 53 in the Probate Office of Shelby County, Alabama.

This conveyance is made subject to:

- (1) Taxes and assessments for the year 1995, and subsequent years, which are not yet due and payable.
- (2) 7 1/2 foot easement on Northeast, as shown by recorded Map. (Lot 12)

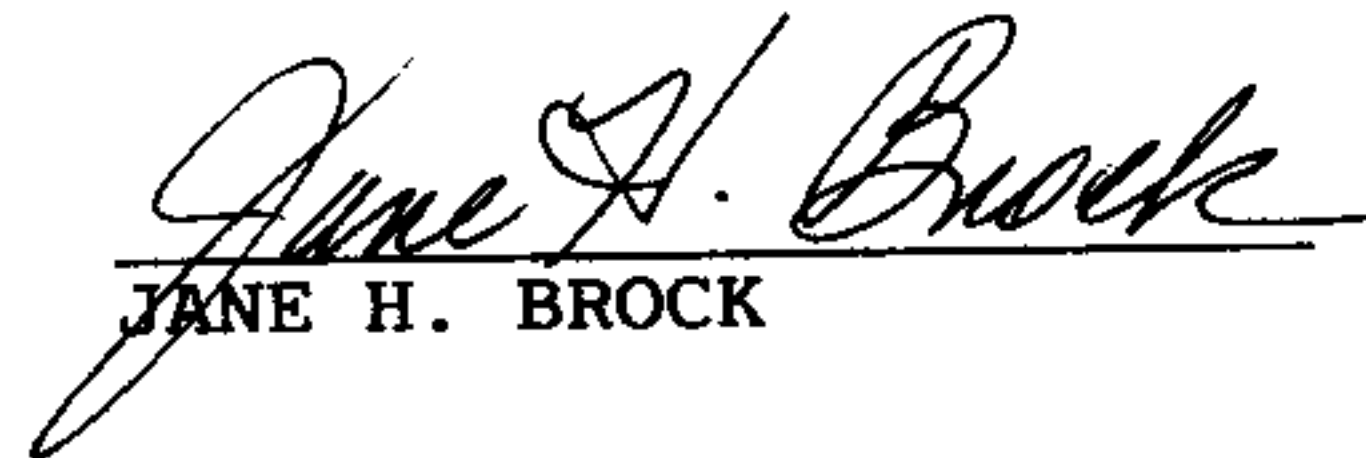
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SHELBY COUNTY JUDGE OF PROBATE
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- (3) 7 1/2 foot easement on Southwest, as shown by recorded Map. (Lot 13)
- (4) Building line and Easements as set forth in the Declaration of Protective Covenants.
- (5) Mineral and mining rights and rights incident thereto recorded in Volume 60, page 260 and Volume 121, page 294, in the Probate Office of Shelby County, Alabama.
- (6) Underground transmission granted to Alabama Power Company recorded in Volume 305, page 637 in the Probate Office of Shelby County, Alabama
- (7) Restrictions or Covenants recorded in Real 265, page 96, in the Probate Office of Shelby County, Alabama, but omitting any covenant or restrictions based on race, color, religion, sex, handicap, familial status, or national origin.
- (8) Agreement between Daniel Oak Mountain, Ltd. and Shelby Cable recorded in Real 350, page 545 in the Probate Office of Shelby County, Alabama.
- (9) Easement for Water Works and Sewer Board recorded in Instrument 1994-26397 in the Probate Office of Shelby County, Alabama.
- (10) Easement for Alabama Power Company recorded in Instrument 1994-34842, in the Probate of Shelby County, Alabama.
- (11) Agreement recorded in instrument 1994-21556 in the Probate Office of Shelby County, Alabama.

TO HAVE AND HOLD to the GRANTEE, its successors and assigns forever. Said GRANTORS do for themselves, their heirs and assigns covenant with said GRANTEE, its successors and assigns that they are lawfully seized in fee simple of said Property, that it is free from all encumbrances except as set forth herein, that they have a good right to sell and convey the same as aforesaid, and that they, their heirs and assigns shall warrant and defend the same to the said GRANTEE, its successors and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the GRANTORS have caused this conveyance to be executed on this the 22 day of August, 1995.


HARRY B. BROCK, JR.

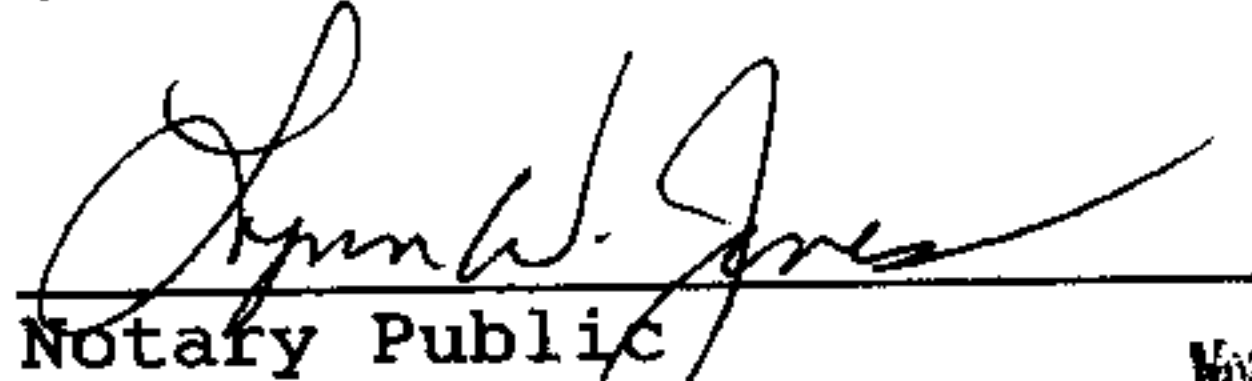

JANE H. BROCK

STATE OF NORTH CAROLINA)

COUNTY OF MACON)

I, LYNN W. JONES, a Notary Public in and for said County, said State, hereby certify that Harry B. Brock, Jr. and wife, Jane H. Brock, whose names 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 22ND day of AUGUST, 1995.


Notary Public

My commission expires: My Commission Expires 3/18/96

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