

This form furnished by:

Cahaba Title, Inc.

Eastern Office
(205) 833-1571
FAX 833-1577

Riverchase Office
(205) 988-5600
FAX 988-5905

M 28154

Inst # 1996-05154

This instrument was prepared by:
(Name) Donald W. Martin
(Address) P.O. Box 9
Pelham, Alabama 35124

Send Tax Notice to:
(Name) L & M Homes, Inc.
(Address) P.O. Box 175
Jemison, Alabama 35085

PARTNERSHIP WARRANTY DEED

STATE OF ALABAMA
Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Nineteen thousand nine hundred dollars and no/100----- DOLLARS
(\$19,900.00)

to the undersigned grantor. Kentwood Partners a (general) (limited) a partnership

(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

L & M Homes Inc.

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

Lot 104, according to the Survey of Kentwood, 3rd Addition, Phase I, as recorded in Map Book 19, Page 26, in the Probate Office of Shelby County Alabama; being situated in Shelby County, Alabama.

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

The purchase price recited above was paid from mortgage loan closed simultaneously herewith.

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02/16/1996-05154
03:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCB 12.00

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and assigns, or its successors 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, or its successors and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its authorized to execute this conveyance, hereto set its signature and seal.

Partner(s), who (is) (are)

this the 18th day of January, 19 96

By Donald W. Martin

Partner

By Mike Cant

Partner

Jefferson Title

ACKNOWLEDGMENT FOR PARTNERSHIP

STATE OF ALABAMA

Shelby

COUNTY }

I, the undersigned authority, a Notary Public, in and for said county in said state, hereby certify that
Donald W. Martin and Mike Kent

whose name(s) as general partner(s) of Kentwood
a (n) Alabama (state) (general) (limited)

partnership, and whose name(s) is (are) signed to the foregoing instrument, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of said instrument, (he) (she) (they), as such partner(s), and with full authority, executed the same voluntarily for and as the act of said partnership.

Given under my hand and official seal this 18th day of January, 1996

AFFIX NOTARIAL SEAL

Drenda H. Clayton
Notary Public
My commission expires 4-27-97

1996-05154

02/16/1996-05154
03:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00

Return to:

RETURN TO

JEFFERSON TITLE CORPORATION

324 21st ST. NORTH

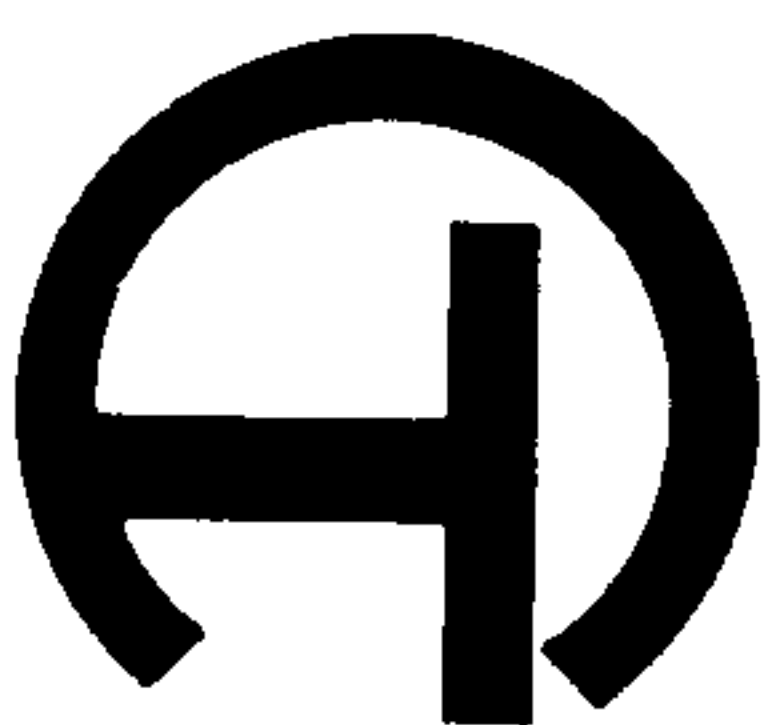
P.O. BOX 10481

PHOENIX, AL 35203-3307

WARRANTY DEED

Partnership Warranty Deed

STATE OF ALABAMA
COUNTY OF



Recording Fee \$
Deed Tax \$

This form furnished by

Cahaba Title, Inc.

RIVERCHASE OFFICE

2068 Valleydale Road
Birmingham, Alabama 35244

Phone (205) 988-5600

EASTERN OFFICE

213 Gadsden Highway, Suite 227
Birmingham, Alabama 35235