

This instrument was prepared by

(Name) Clayton T. Sweeney
2700 Hwy 280E, Suite 290E
(Address) Birmingham, AL 35223

Corporation Form Warranty Deed - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS.

COUNTY OF SHELBY

That in consideration of Eighty Five Thousand and NO/100-----DOLLARS.

to the undersigned grantor, Summer Place Land Developers, Inc. a corporation

(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 Cornerstone Building Company, Inc.

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in

Lot 15-A, according to the resurvey of Lots 14 and 15, Block 2, Summer Place, 2nd Sector, as recorded in Map Book 20, Page 3, in the Probate Office of Shelby County, Alabama.

Subject to:

Ad valorem taxes for 1996 and subsequent years not yet due and payable until October 1, 1996.

Existing covenants and restrictions, easements, building lines and limitations of record.

\$ALL of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Inst # 1996-05435

02/20/1996-05435
01:41 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

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 Donald M. Acton President, who is authorized to execute this conveyance, hereto set its signature and seal.

this the 2nd day of February 1996

ATTEST:

Secretary

By Summer Place Land Developers, Inc.
Donald M. Acton President

STATE OF Alabama
COUNTY OF Jefferson
I, Clayton T. Sweeney

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

hereby certify that Donald M. Acton

whose name as President of Summer Place Land Developers, 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 2nd day of February, 1996

Notary Public

My Commission Expires: 5/29/99