

SEND TAX NOTICES TO:

HEATHERBROOKE CONSTRUCTION CO

624 Highland Lakes Cove
Birmingham, AL 35242

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Twenty Six Thousand Dollars (\$26,000.00) to the undersigned grantor, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, **CAMEO CONSTRUCTION CO., INC.** (herein referred to as "Grantor"), hereby grants, bargains, sells, and conveys unto **HEATHERBROOKE CONSTRUCTION CO., INC.** (herein referred to as "Grantee") the following described real estate, which is situated in Shelby County, Alabama, to wit:

Lot 11, according to the Survey of Weatherly Glen Abbey, Sector 12, as recorded in Map Book 18, page 128, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: i) taxes and assessments for the year 1996 and subsequent years; ii) 30 foot building line as shown by recorded map; iii) restrictions as shown by recorded map; iv) restrictions or covenants recorded in Instrument 1994-25694, Instrument 1995-9413, Instrument 1995-12193, and Instrument 1995-32578 in the Probate Office of Shelby County; v) denial of access to and from the property and the project known as I-65; vi) right of way granted to Alabama Power Company by instrument recorded in Real 127, page 410, and Real 194, page 30, in the Probate Office of Shelby County, Alabama; vii) right of way to State of Alabama recorded in Volume 180, page 571, Volume 180, page 591, and Volume 278, page 567 in the Probate Office of Shelby County, Alabama; viii) agreement for ingress and egress recorded in Real 289, page 858 in the Probate Office of Shelby County, Alabama; and ix) coal, oil, gas and other mineral interest in, to or under the land that are not owned by Grantor.

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

TO HAVE AND TO HOLD the described premises to Grantee, its successors and assigns forever.

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SHELBY COUNTY JUDGE OF PROBATE
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AND THE GRANTOR does for itself, and its successors and assigns, covenant with said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted above, that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and its successors and assigns shall warrant and defend same to said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 26 day of February, 1996.

CAMEO CONSTRUCTION CO., INC.

By:

Jerry Dailey
(Its President)

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jerry Dailey, whose name as President of CAMEO CONSTRUCTION CO., INC., a corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he/she, as such officer, and with full authority, executed the same voluntarily, as an act of said corporation, acting in his/her capacity as aforesaid.

Given under my hand and official seal, this the 26 day of February, 1996.

April C. Price

NOTARY PUBLIC

My Commission Expires MY COMMISSION EXPIRES OCTOBER 1, 1998

THIS INSTRUMENT PREPARED BY:

William B. Hairston III

Engel, Hairston, & Johanson P.C.

P.O. Box 370027

Birmingham, AL 35237

(205) 328-4600

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