

This instrument was prepared by

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1904 Indian Lake Drive, Ste 100
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CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SIXTY TWO THOUSAND FIFTY & NO/100----
(\$162,050.00) DOLLARS to the undersigned grantor, Double Oak Construction Co.,
Inc. a corporation, (herein referred to as the GRANTOR), in hand paid by the
GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR
does by these presents, grant, bargain, sell and convey unto Frederick Wayne
Barnett and wife, Sharon W. Barnett (herein referred to as GRANTEES) for and
during their joint lives and upon the death of either of them, then to the
survivor of them in fee simple, together with every contingent remainder and right
of reversion, the following described real estate, situated in Shelby County,
Alabama:

Lot 23, according to the Survey of Bent River Estates, Phase I, as recorded in
Map Book 17 page 135 in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$52,500.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 1601 Bent River Circle Hoover, Alabama 35216

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon
the death of either of them, then to the survivor of them in fee simple, and to
the heirs and assigns of such survivor forever, together with every contingent
remainder and right of reversion.

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

IN WITNESS WHEREOF, the said GRANTOR by its President, Ben Chenault, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
23rd day of May, 1996.

Double Oak Construction Co., Inc.

By: 

Ben Chenault, President

Inst # 1996-17056

STATE OF ALABAMA

COUNTY OF SHELBY COUNTY

05/28/1996-17056
09:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SNA 118.50

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Ben Chenault whose name as the President of Double Oak Construction
Co., 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 23rd day of May, 1996

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3/5/99

Notary Public