

STATUTORY WARRANTY DEED

This instrument was prepared by

Send Tax Notice To: John A. Neff

(Name) Lamar Ham

name

103 Heather Way

address

(Address) 3512 Old Montgomery Highway, Birmingham, AL 35209 Pelham, AL 35124

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA  
COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FORTY NINE THOUSAND EIGHTY SEVEN AND NO/100-----  
-----DOLLARS (\$149,087.00)

to the undersigned grantor, D. R. Horton, Inc. - Birmingham

(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto John A. Neff and wife, Sally A. Neff

(herein referred to as GRANTEEES) 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, AL to-wit:

Lot 23, according to the survey of Heather Ridge, Second Addition, Phase One, as recorded in Map Book 20, page 22 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, covenants, restrictions and rights of way of record, mineral and mining rights.

\$ 141,600.00 of the purchase price was provided by a mortgage loan closed simultaneously herewith.

Inst # 1996-29592

09/09/1996-29592  
09:54 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 HCB 16.00

TO HAVE AND TO HOLD, To the said GRANTEEES 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 hereby warrant and defend the title to the above described premises unto said GRANTEEES, their heirs and assigns forever, against the claims and demands of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Asst. Secretary, Charles G. Arcara who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of August 1996

ATTEST:

D. R. Horton, Inc. - Birmingham

By Charles G. Arcara  
Charles G. Arcara, Asst. Secretary

STATE OF Alabama  
COUNTY OF Jefferson

I, Lamar Ham a Notary Public in and for said County in said State, hereby certify that Charles G. Arcara whose name as Asst. Secretary of D. R. Horton, Inc. - Birmingham 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 30th day of August 1996

Lamar Ham

Notary Public

MY COMMISSION EXPIRES NOVEMBER 9, 1997

Inst # 1996-29592