

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

Inst # 1996-33894

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

10/11/1996-33894
10:06 AM CERTIFIED
KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY ALABAMA
001 9M 178.50

That in consideration of ONE HUNDRED EIGHTY THOUSAND & NO/100---- (\$180,000.00) DOLLARS to the undersigned grantor, Double Oak Construction Co., Inc. a corporation, (herein referred to as the 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 Mimi J. Tate, a single individual (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama:

Lot 18, according to the Survey of Bent River Commons, First Sector, as recorded in Map Book 20, Page 76, in the Probate Office of 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.

\$10,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 4065 Bent River Lane Birmingham, Alabama 35244

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, 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 President, Ben L. Chenault, who is authorized to execute this conveyance, hereto set its signature and seal, this the 8th day of October, 1996.

Double Oak Construction Co., Inc.
By: Ben L. Chenault
Ben L. Chenault, President

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that Ben L. Chenault whose name as the President of Double Oak Construction Co., 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 8th day of October, 1996

Peggy I. Murphree
Notary Public

PEGGY I. MURPHREE
MY COMMISSION EXPIRES
2/20/99

2-20-99