

This instrument was prepared by

Send Tax Notice To: Thomas Noble Baker, III

(Name) Lange, Simpson et al

(Address) 728 Shades Creek Parkway #120
Birmingham, Alabama 35209

name

134 Stonehaven Drive

address

Pelham, Alabama 35124

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY FIVE THOUSAND NINE HUNDRED EIGHTY SEVEN AND NO/100-----
-----DOLLARS (\$95,987.00)
to the undersigned grantor, Builder's Group, 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 Thomas Noble Baker, III
(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County,
Alabama to-wit:

Lot 4, according to the Survey of The Cottages at Stonehaven, as recorded in Map Book 21, page 26 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

- Subject to:
1. Ad valorem taxes for the year 1997, which are a lien, but not yet due and payable until October 1, 1997.
 2. Easements, rights-of-way, restrictions, conditions and covenants of record.

\$ 91,055.00 of the purchase price recited above was derived from the proceeds of a mortgage loan closed simultaneously herewith.

Inst # 1996-40768
12/11/1996-40768
12:19 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 13.50

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 President who is authorized
to execute this conveyance, hereto set its signature and seal,
this the 26th day of November, 1996.

ATTEST:

Builder's Group, Inc.

By Thomas A. Davis, President

STATE OF Alabama

COUNTY OF Jefferson

I, David F. Ovson

hereby certify that Thomas A. Davis

whose name as President of Builder's Group, 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.

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

Given under my hand and official seal, this the 26th day of November, 1996

Notary Public