

This instrument prepared by:
John N. Randolph, Attorney
Stots & Permutt P.C.
2222 Arlington Avenue
Birmingham, Alabama 35206

Send Tax Notice to:
M. L. Frazier Construction, Inc.

1033 Saddle Creek Pkwy
Birmingham, AL 35242

CORPORATION FORM STATUTORY WARRANTY DEED

State of Alabama

Shelby County

KNOW ALL MEN BY THESE PRESENTS,

Full amount of Warranty
Deed paid from Proceeds
of Mortgage Deed filed
simultaneously.

That in consideration of Thirty-Three Thousand and 00/100 (\$33,000.00) Dollars to the undersigned grantor, GREYSTONE CLOSE', AN ALABAMA JOINT VENTURE, in hand paid by M. L. Frazier Construction, Inc., the receipt whereof is acknowledged, the said grantor does by these presents, grant, bargain, sell and convey unto M. L. Frazier Construction, Inc., the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 7 -C, according to the Resurvey of Lots 5, 7, and 7-A, of The Glen at Greystone, Sector One, as recorded in Map Book 18, page 131, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

1. Ad valorem taxes for the current tax year which grantees herein assume and agree to pay.
2. Building setback line of 20 feet reserved from Greystone Glen Drive as shown by plat.
3. Easements as shown by recorded plat.
4. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 121 page 294 and Deed Book 60 page 280 in Probate Office.
5. Easement(s) to Alabama Power Company as shown by instrument recorded in Inst. #1992/26824 in Probate Office.
6. Covenant and Agreement for Water Service, as set out in agreement recorded in Real 235 page 574 in Probate Office and amended agreement as set out as Inst. #1993/20840 and Inst. #1992/20785.
7. Amended and Restated Restrictive Covenants as set out in instruments recorded in Real 285 page 96 in Probate Office.
8. Greystone Close' Development Declaration of Covenants, Conditions and Restrictions as recorded in Real 346 page 573; 1st Amendment in Real 380 page 635 and 2nd Amendment as Inst. #1995/16398 in Probate Office and assignment recorded as Inst. #1997/8628 in Probate Office.
9. Greystone Close' Development Reciprocal Easement Agreement which gives access to certain cross-easements and Hugh Daniel Drive and provides for certain assessments for maintenance of the same recorded in Real 346 page 846, 1st Amendment in Real 380, page 639, 2nd Amendment as Inst. #1993/29620 in Probate Office and 3rd Amendment recorded as Inst. #1995/16399 in Probate Office.
10. Agreement between Daniel Oak Mountain Limited Partnership, an Alabama Limited Partnership and Shelby Cable, Inc. recorded in Real 380 page 545 in Probate Office.
11. Easement to Alabama Power company as set out by instrument recorded in Real 388, page 389 in Probate Office.
12. Easement for sanitary sewer as set out as Inst. #1995-4393 in Probate Office.

As a part of the consideration for this sale, and by accepting this conveyance, the Grantees hereby accept and agree to those provisions regarding the use of the "Hugh Daniel Drive Property", as that term is defined in the document described below, contained in those certain Amended and Restated Restrictive Covenants, recorded in Real Volume 285, page 96, in said Probate Court.

TO HAVE AND TO HOLD, To the said M. L. Frazier Construction, Inc., its heirs and assigns forever.

IN WITNESS WHEREOF, the said Greystone Close', an Alabama Joint Venture, by Norville-Randolph at Greystone, Ltd., a limited partnership, Managing Venturer, by, R. R. Randolph, III, Vice President of Norville-Randolph, Inc., General Partner, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 18th day of May, 1997.

Greystone Close', an Alabama Joint Venture,
By Norville-Randolph at Greystone, Ltd.,
a limited partnership,
Managing Venturer,
By, Norville-Randolph, Inc., General Partner,

by, R. R. Randolph, III, Vice President

Inst. # 1997-15838

05/21/1997-15838
12:21 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
102 103 12.00

State of Alabama
Shelby County

I, the undersigned, a Notary Public in and for said County and State, hereby certify that R. R. Randolph, III, whose name as Vice President of Norville-Randolph, Inc., a corporation, as General Partner of Norville-Randolph at Greystone, Ltd., a limited partnership, as Managing Venturer of Greystone Close', an Alabama Joint Venture, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, acting in its capacity as General Partner of Norville-Randolph at Greystone, Ltd., acting in its capacity as Managing Venturer of Greystone Close', as aforesaid.

Given under my hand and official seal this 15th day of May, 1997.


Notary Public
Attn: Seal

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05/21/1997-15838
12:21 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
OFFICE 12.05