

This instrument was prepared by:  
Clayton T. Sweeney, Esquire  
2700 Highway 280 East  
Suite 290E  
Birmingham, AL 35223

Send Tax Notice to:  
ROBERT S. GRANT CONST., INC.

STATUTORY WARRANTY DEED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS, that in consideration of FORTY-SIX THOUSAND DOLLARS AND NO/100's (\$46,000.00) and other good and valuable consideration, paid to the undersigned grantor, J. SCOTT HOMES, INC., an Alabama corporation, in hand paid by Grantee named herein, the receipt of which is hereby acknowledged, the said J. SCOTT HOMES, INC., an Alabama corporation (hereinafter referred to as "Grantor") does by these presents, grant, bargain, sell and convey unto ROBERT S. GRANT CONST., INC., (hereinafter referred to as "Grantee"), the following described real estate (the "property"), situated in SHELBY County, Alabama, to-wit:

Lot 706, according to the Map of Highland Lakes, 7th Sector, an Eddleman Community, as recorded in Map Book 20, Page 58 A, B & C, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, Common Area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument #1994-07111 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 7th Sector, recorded as Instrument #1995-28389 in the Probate Office of Shelby County, Alabama.

The above property is conveyed subject to:

Ad valorem for 1997 and subsequent years not yet due and payable until October 1, 1997.

Existing covenants and restrictions, easements, building lines and limitations of record.

The entire consideration of the purchase price recited above, was paid from a mortgage loan simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES, its successors and assigns, forever.

IN WITNESS WHEREOF, the Grantors have caused this statutory warranty deed to be executed this 1st day of July, 1997.

GRANTOR:

J. SCOTT HOMES, INC.

J.R. SCOTT, PRESIDENT

STATE OF ALABAMA)  
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State hereby certify that J.R. Scott, whose name as President of J. SCOTT HOMES, INC., an Alabama corporation, is signed to the foregoing Deed; and who is known to me, acknowledged before me on this day that, being informed of the contents of the above and foregoing Deed, 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 office seal of office this the 1st day of July, 1997.

Notary Public

My Commission Expires: 5-29-98

027403/1997-21548  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 9.50

Regions  
P.O. Box 10247

Inst # 1997-21548