

This instrument was prepared by

Send Tax Notice To: Iris M. Hurlbert

(Name) DAVID F. OVSON Attorney at Law
LANGE, SIMPSON, ROBINSON & SOMERVILLE
 (Address) 728 Shades Creek Parkway #120
Birmingham, Alabama 35209

name
111 East Stonehaven Circle
address
Pelham, Alabama 35124

Corporation Form Warranty Deed

STATE OF ALABAMA)

COUNTY OF Jefferson)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THREE THOUSAND SIX HUNDRED FORTY FIVE AND NO/100-----
 -----DOLLARS (\$103,645.00)

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 Iris M. Hurlbert, an unmarried
 person

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County,
 Alabama to-wit:

Lot 50, according to the Survey of The Cottages at StoneHaven, First Addition,
 as recorded in Map Book 22, Page 87, in the Probate Office of 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.

\$ 92,850.00 of the purchase price recited above was derived from the proceeds
 of a mortgage loan closed simultaneously herewith.

Inst # 1997-25611

08/12/1997-25611
 01:38 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 MCD 19.50

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 encum-
 brances, 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
 to execute this conveyance, hereto set its signature and seal,

who is authorized

this the 7th day of August, 1997.

ATTEST:

Builder's Group, Inc.

By Thomas A. Davis, President

STATE OF Alabama)

COUNTY OF Jefferson)

I, David F. Ovson

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

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.

Given under my hand and official seal, this the 7th day of August, 1997

My Commission Expires: 8/27/2000

Notary Public