

This conveyance prepared without benefit of survey or title insurance. Attorney makes no certifications as to legal description or title to the property.

Send Tax Notice To:

Lorrie M. P'Pool

This instrument was prepared by:
James W. Fuhrmeister
Griffin, Allison, May, Alvis & Fuhrmeister
P. O. Box 380275
Birmingham, AL 35238

Inst # 1997-38182

Warranty Deed

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

THAT IN CONSIDERATION OF Ten Dollars and 00/100 (\$10.00) (and the assumption of the mortgage listed herein in the amount of \$371,700.00) to the undersigned Grantors in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, **Carter Homes and Development, Inc., a corporation**, (herein referred to as Grantors, whether one or more) do grant, bargain, sell and convey unto **Lorrie M. P'Pool, a married woman**, (herein referred to as Grantees, whether one or more) in fee simple together with every contingent remainder and right of reversion, the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

See Attached Exhibit A

Subject to:

1. Existing easements, restrictions, set-back lines, rights of ways, limitations, if any, of record.
2. Mortgage from Carter Homes & Development, Inc. to Regions Bank, dated June 6, 1997 in amount of \$371,700.00 and recorded in as Instrument Number 1997-19344 which grantee assumes and agrees to pay.

NOTE: This property does not constitute the homestead of the Grantor or the Grantee.

TO HAVE AND TO HOLD unto the said Grantee its heirs and assigns, forever in fee simple forever, together with every contingent remainder and right of reversion.

And I do for myself and for my heirs, executors, and administrators covenant with said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall, warrant and defend the same to the said Grantees, their heirs, and assigns forever, against the lawful claims of all persons.

-1- 11/21/1997-38182
02:20 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 14.50

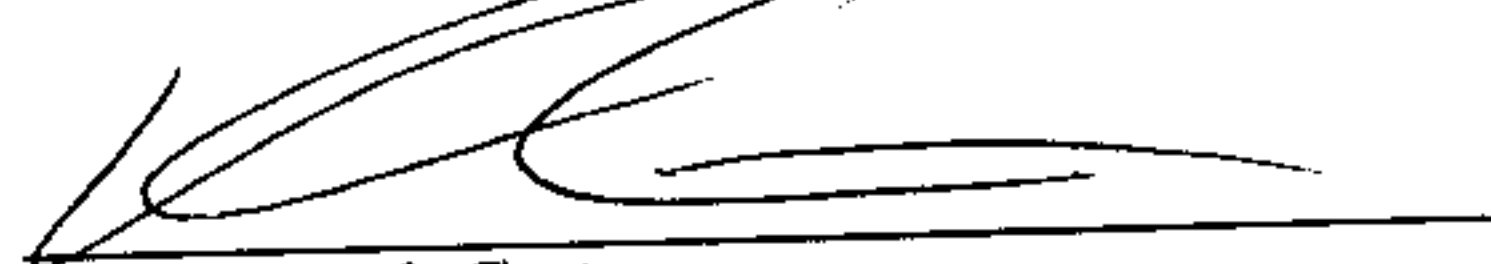
EXHIBIT "A"

A parcel of land in the South half of the NE 1/4 of the NW 1/4 of Section 13, Township 20 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the Northeast corner of the South Half of said 1/4-1/4 line thence run North 82° 58' 11" West along the north 1/4-1/4 line 612.32 feet; thence run South 32° 31' 18" West, 717.12 feet; thence run North 83° 47' 56" West, 140.31 feet to the point of beginning. Thence continue last course 154.29 feet; thence run North 32° 38' 52" East, 273.61 feet to a point on the Southwest right of way line of Canyon Park Drive (50' right of way), said point being on a counter-clockwise curve having a delta angle of 32° 53' 52" and a radius of 219.50 feet; thence turn right 121° 46' 02" to the tangent of said curve and run Southeast along the arc of said curve 126.03 feet; thence turn right 85° 04' 24" from the tangent of said curve and run South 26° 35' 27" West, 173.01 feet to the point of beginning.

IN WITNESS WHEREOF, we (I) have hereunto set our hand(s) and seal, this 28TH day
of AUGUST, 1997.

Carter Homes & Development, Inc.


By: Kenneth Carter
Its: President

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Kenneth Carter as President of Carter Homes & Development, 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 28th day of August, 1997.


Notary Public MY COMMISSION EXPIRES OCT. 20, 1999

Inst # 1997-38182

-2-
11/21/1997-38182
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