

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY FOUR THOUSAND TWO HUNDRED FIFTY & NO/100----
(\$94,250.00) DOLLARS to the undersigned grantor, Carter Homes & Development, Inc.
a corporation, (herein referred to as the GRANTOR), in hand paid by the GRANTEEES
herein, the receipt of which is hereby acknowledged, the said GRANTOR does by
these presents, grant, bargain, sell and convey unto Patricia Lynn Cabell and
Charlie F. Rice, single person & married man (herein referred to as GRANTEEES) for
and during their joint lives and upon the death of either of them, then to the
survivor of them in fee simple, together with every contingent remainder and right
of reversion, the following described real estate, situated in Shelby County,
Alabama:

Lot 518, According to the Survey of Weatherly Aberdeen, Sector 18, as recorded
in Map Book 21 page 148 in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama. Mineral and mining rights excepted.

Also, a part of Lot 519 of said subdivision, described as follows:
Begin at the Northwest corner of said lot 519, thence run South along the
west lot line 11.01 feet, thence turn left 39 deg 28 min. 21 sec. and run
Southeast 117.86 feet, thence turn left 22 deg. 00 min. 03 sec and run
Southeast 19.63 feet to a curve on the Northwest right of way of Treymoor Lake
Circle, said curve having a radius of 50 feet and an arc of 7.06 feet, Thence
run Northeast along said curve 7.06 feet to the Southeast corner of Lot 518.
Thence run Northwest, radial to said curve 17.35 feet, Thence turn Right 22
deg. 00 sec. 03 min. and run Northwest 125 feet to the point of beginning.
Subject to existing easements, current taxes, restrictions, set-back lines and
rights of way, if any, of record.

\$93,600.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 570 Treymoor Lake Circle Alabaster, Alabama 35007

TO HAVE AND TO HOLD to the said GRANTEEES for and during their joint lives and upon
the death of either of them, then to the survivor of them in fee simple, and to
the heirs and assigns of such survivor forever, together with every contingent
remainder and right of reversion.

And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, 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 GRANTEEES, their heirs,
executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Vice-President, Rayburn Carter, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
27th day of February, 1998.

STATE OF ALABAMA

COUNTY OF SHELBY COUNTY

Carter Homes & Development, Inc.

By: Rayburn Carter
Rayburn Carter, Vice-President

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Rayburn Carter whose name as the Vice-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 27th day of February, 1998

Notary Public

Inst # 1998-07283

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03/03/1998-07283
12:15 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
801 ACB 1.50