

Send tax notice to:
James N. Carroll and
Betty L. Carroll
635 BENNETT DR
ALABASTER, ALA 35007

This instrument prepared by:
James R. Moncus, Jr.
Attorney at Law
1313 Alford Avenue
Birmingham, AL 35226

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Sixty-Eight Thousand and no/100 Dollars (\$168,000.00) in hand paid to the undersigned, Almor Corporation, an Alabama Corporation, (hereinafter referred to as the "Grantor") by James N. Carroll and wife, Betty L. Carroll (hereinafter referred to as the "Grantees"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto the Grantees, as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

See attached Exhibit "A" for legal description.

TO HAVE AND TO HOLD unto the Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the said Grantees, their heirs, executors, administrators and assigns, that it is lawfully seized in fee


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simple of said premises; that they are free from all encumbrances, except as noted above; 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 Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor, by its President, Alvin Gross, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 1st day of April, 1998.

ALMOR CORPORATION

By: 
Alvin Gross
Its President

STATE OF ALABAMA

)

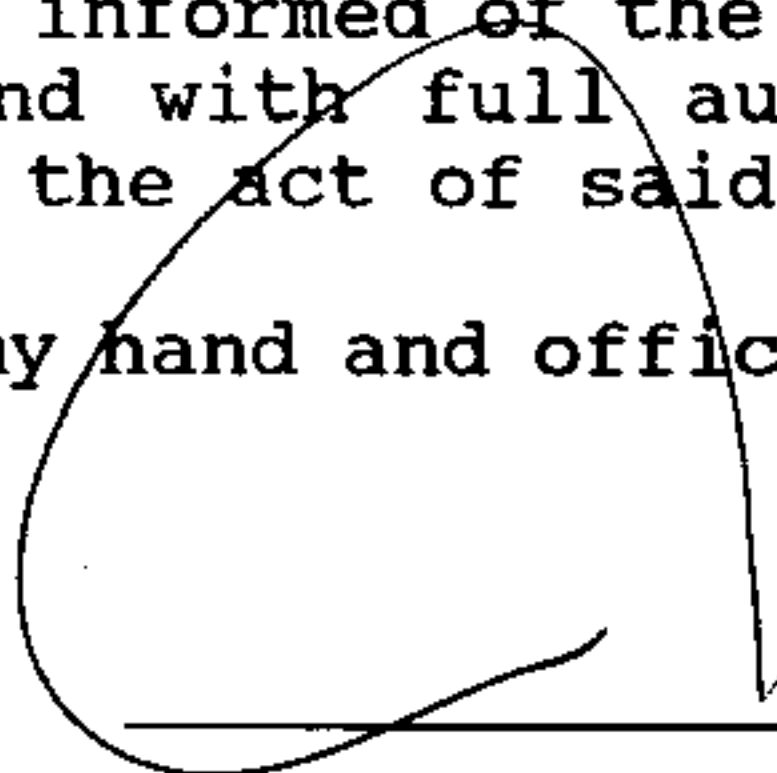
:

JEFFERSON COUNTY

)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Alvin Gross, whose name as President of Almor Corporation, a corporation, 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 the instrument, 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 1st day of April, 1998.


Notary Public

[NOTARIAL SEAL]

My Commission expires: 2/23/2000

EXHIBIT "A"

Lots 38, 39, 41, 58 and 60, Block 2, according to the Survey of Norwick Forest, Third Sector, First Phase, as recorded in Map Book 18 page 15 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Lots 33, 37, 38, 39 and 40, Block 4, according to the Survey of Norwick Forest, Third Sector, First Phase, as recorded in Map Book 18 page 15 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Lots 43, 45 and 47, Block 3, according to the Survey of Norwick Forest, Second Sector, as recorded in Map Book 13 page 23 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Lots 3 and 4, Block 4, according to the Survey of Norwick Forest, Second Sector, as recorded in Map Book 13 page 23 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Lot 6, Block 1, according to the Survey of Norwick Forest, First Sector, as recorded in Map Book 11 page 63 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1998.
2. Building setback lines and easements as shown by recorded plat.
3. Restrictions, covenants and conditions as set out in instrument(s) recorded in Real 170 Page 137; Real 182, Page 942; Real 196, Page 766; Real 228, Page 563 and Inst. #1994-3062 in Probate Office.
4. Easement(s) to Alabaster Gas & Water Board as shown by instrument recorded in Real 124 page 255 in Probate Office.
5. Easement(s) to Alabama Power Company as shown by instruments recorded in Real 157 page 664 and corrected in Real 179 page 21 in Probate Office.
6. Easement(s) to Alabama Power Company and South Central Bell as shown by instruments recorded in Real 157 page 662 and corrected in Real 179 page 21 and recorded in Real 224 page 583 in Probate Office.
7. Restrictions, limitations and conditions as set out in Map Book 11, page 63; Map Book 13 page 23 and Map Book 18 page 15.

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