

This instrument was prepared by

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

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED EIGHTY SEVEN THOUSAND & NO/100----
(\$287,000.00) DOLLARS to the undersigned grantor, Ken Underwood Classic Homes,
Inc. a corporation, (herein referred to as the 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 Vivian B. Dunlap, a single
individual (herein referred to as GRANTEE, whether one or more), the following
described real estate, situated in Shelby County, Alabama:

Lot 109, according to the Final Record of Greystone Farms, Milner's Crescent
Sector, Phase 2, as recorded in Map Book 21, Page 33, in the Probate Office of
Shelby County, Alabama. Mineral and mining rights excepted.
Subject to existing easements, current taxes, restrictions, set-back, ~~lines and~~
rights of way, if any, of record.

\$224,000.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 4028 Milner Way Birmingham, Alabama 35242

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 encumbrances, 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, Ken Underwood, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
8th day of April, 1998.

Ken Underwood Classic Homes, Inc.
By: *Ken Underwood*
Ken Underwood, President

04/10/1998-12853
09:40 AM CERTIFIED
SHELBY COUNTY CLERK OF PROBATE
JUL 11 1998

STATE OF ALABAMA

COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Ken Underwood whose name as the President of Ken Underwood Classic
Homes,, 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 8th day of April, 1998

Mark L. Rowe
Notary Public

MARK L. ROWE
MY COMMISSION EXPIRES
10/08/2001