

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Hwy. 280E, Suite 290E
Birmingham, AL 35223

SEND TAX NOTICE TO:
JOHN D. BOWMAN
KATHY W. BOWMAN
646 Highland Lakes Cove
Birmingham, AL 35242

STATE OF ALABAMA}
JEFFERSON COUNTY}

Corporation Form Warranty Deed

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **THREE HUNDRED FIFTY-NINE THOUSAND DOLLARS AND NO/100's (\$359,000.00)** to the undersigned grantor, **WEEKS ENGINEERING CONSTRUCTION & CONSULTING, L.L.C.**, an Alabama limited liability company, (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 **JOHN D. BOWMAN and KATHY W. BOWMAN** (herein referred to as GRANTEE, whether one or more), as joint tenants with rights of survivorship the following described real estate, situated in JEFFERSON County, Alabama:

Lot 107, according to the Map of Highland Lakes, 1st Sector, an Eddleman Community, as recorded in Map Book 18, Page 37 A, B, C, D, E, F & G, in the Probate Office of Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, Common Area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument #1994-07111 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 1st Sector, recorded as Instrument #1994-07112 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").

Subject to:

Ad valorem taxes for 1998 and subsequent years not yet due and payable until October 1, 1998. Existing covenants and restrictions, easements, building lines, and limitations of record.

\$214,000.00 was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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

IN WITNESS WHEREOF, the said GRANTOR, by its Member, Barton Weeks, who is authorized to execute this conveyance, has hereto set his signature and seal, this the 13th day of April, 1998.

WEEKS ENGINEERING CONSTRUCTION &
CONSULTING, L.L.C.

By: Barton Weeks

Barton Weeks
Member

STATE OF ALABAMA}
JEFFERSON COUNTY}

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Barton Weeks, whose name as Member of WEEKS ENGINEERING CONSTRUCTION &

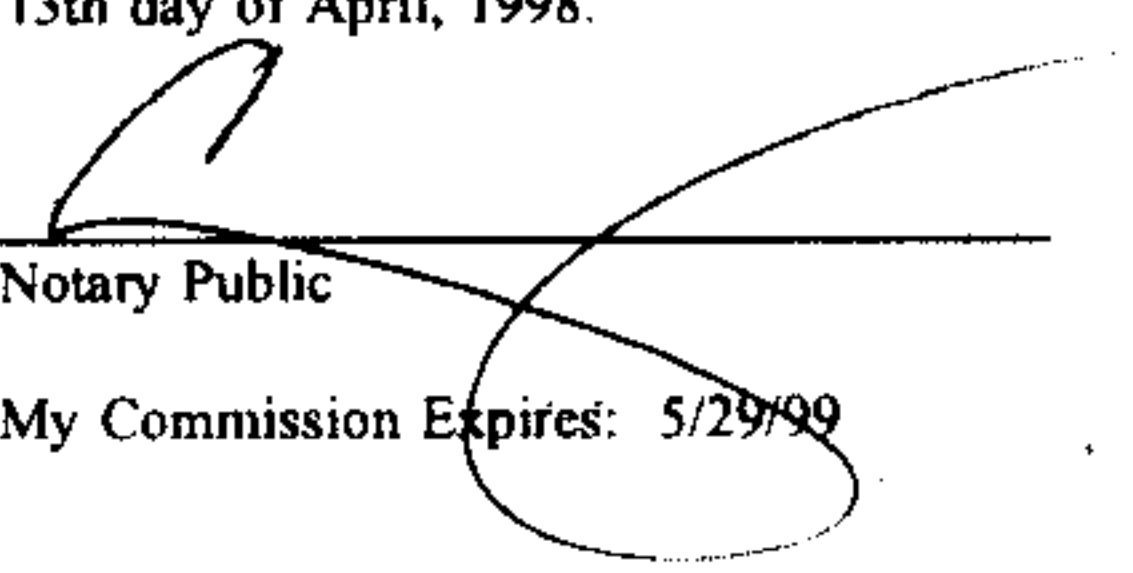
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SHELBY COUNTY JUDGE OF PROBATE
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1998-13981

CLAYTON T. SWEENEY, ATTORNEY AT LAW

informed of the contents of the conveyance, he, in capacity as such Managing Member, and with full authority executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal, this the 13th day of April, 1998.



Notary Public

My Commission Expires: 5/29/99

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