

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

FULL AMOUNT OF WARRANTY DEED PAID FROM PROCEEDS
OF MORTGAGE DEED FILED SIMULTANEOUSLY.

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of \$162,000.00 paid by Build-All Construction, Inc. to Coales Branch, L.L.C. (hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Build-All Construction, Inc. (hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying and being situated in SHELBY County, Alabama, to-wit:

Lot 51, Lot 52, Lot 53, Lot 54, Lot 55, Lot 56, Lot 57, Lot 58, Lot 59 and Lot 60, according to the survey of the First Sector of Hidden Creek II, as recorded in Map Book 24, Page 94, in the Probate Office of Shelby County, Alabama.

Subject property is not the homestead of either Grantor or Grantee.

Grantee is executing a Construction Mortgage in the amount of \$ 386,200.00 simultaneously herewith.

Subject to taxes for the year 1999 and subsequent years, easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any, and mineral and mining rights, if any.

TO HAVE AND TO HOLD unto the said Grantee, its successors and assigns forever.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This instrument is executed by the undersigned solely in the representative capacity named herein, and neither this instrument nor anything herein contained shall be construed as creating any indebtedness or obligation on the part of the undersigned in its individual or corporate capacity, and the undersigned expressly limits its liability hereunder to the property now or hereafter held by it in the representative capacity named.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this the NINTH day of OCTOBER, 1998.


Grantor

Grantor

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, Kevin K. Hays, a Notary Public in and for said County, in said State, hereby certify that Greg Gilbert, Authorized Managing Member of Coales Branch, L.L.C., whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she as officer and with full authority, executed the same voluntarily.

Given under my hand and official seal this NINTH day of OCTOBER, 1998.


Notary Public
Commission Expires: November 15, 2000

THIS INSTRUMENT PREPARED BY:
Kevin K. Hays, P.C.
200 Canyon Park Drive
Pelham, Alabama 35124

SEND TAX NOTICES TO:
Build-All Construction, Inc.
2055 Highway 93
Helena, AL 35080

10/21/1998-41213
12:57 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HEL 9.50

Inst. # 1998-41213