

This conveyance prepared without the benefit of current survey. Attorney makes no representations as to the legal description of this property of the property.

Send Tax Notice To:
Premiere Homes, Inc.
100 Canyon Park Circle
Pelham, Alabama 35124

Inst. # 1998-42932

This instrument was prepared by:
James W. Fuhrmeister
Allison, May, Alvis, Fuhrmeister
& Kimbrough, L.L.C.
P. O. Box 380275
Birmingham, AL 35238

11/02/1998-42932
09:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CRH 12.00

Corporation Form Statutory Warranty Deed

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

THAT IN CONSIDERATION OF Ninety Thousand Dollars and 00/100 (\$90,000.00) and other good and valuable consideration to the undersigned Grantor in hand paid by the Grantee hercin, the receipt of which is hereby acknowledged, **PREMIERE LANDS & DEVELOPMENT, L.L.C., a limited liability corporation** (hercin referred to as Grantor,) does grant, bargain, sell and convey unto **PREMIERE HOMES, INC., a corporation** (herein referred to as Grantees, whether one or more), in fee simple, the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lots 11 to 15, inclusive, according to a Resurvey of Village Parrish, a Townhome Community, as recorded in Map Book 24, page 75, in the Probate Office of Shelby County, Alabama.

The above recited consideration was paid from a Mortgage loan closed simultaneously herewith.
Subject to:

1. Taxes and assessments for the year 1998, and subsequent years, which are not yet due and payable.
2. 20 foot building line, as shown by recorded Map.
3. 15 foot utility easement on rear (all lots) and 7 1/2 foot easement on Northeast (lot 15), as shown by recorded map.
4. Mineral and mining right and rights incident thereto recorded in Deed Book 119, page 240 and Instrument 1997-23296, in the Probate Office of Shelby County, Alabama.
5. Reservations recorded in Deed Book 246, page 97, in the Probate Office of Shelby

- County, Alabama.
6. Restrictions appearing of record in Instrument 1997-36872 and Instrument 1998-27565, in the Probate Office of Shelby County, Alabama.
 7. All other existing easements, restrictions, set-back lines, rights of ways, limitations, if any, of record.

NOTE: THIS PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR.


NOTE: THE ENTIRE CONSIDERATION STATED ABOVE WAS PAID FROM THE PROCEEDS OF A MORTGAGE FILED SIMULTANEOUSLY HEREWITH.

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

Grantor makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

IN WITNESS WHEREOF, the said Grantor, by its Manager, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 14th day of October, 1998.

Premiere Lands & Development, L.L.C.


By: James D. Mason
Its: Manager

STATE OF ALABAMA)
COUNTY OF Shelby)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that James D. Mason, whose name as Manager of Premiere Lands & Development, L.L.C., a limited liability 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 14th day of October, 1998.


Notary Public
My Commission Expires: MY COMMISSION EXPIRES OCT. 20, 1999

Inst # 1998-42932

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11/02/1998-42932
03:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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