

This instrument was prepared by:
(Name) Roy Martin
(Address) 329 Business Circle Ste A
Pelham, Al. 35124

Send Tax Notice to:
(Name) Carter Homes and Development, Inc.
(Address) 104 Canyon Park Cr. Ste C
Pelham, Al. 35124

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty-six thousand dollars and no/100
(\$86,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or
Roy L. Martin and Jack A. McGuire, married men

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Carter Homes and Development, Inc.

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to wit:

A parcel of land located in the NE 1/4-SW 1/4 of Section 13, T 20
S, R 3 W, Shelby County, Alabama, being more particularly
described as follows:

Commence at the Southerly intersection of Yeager Court (60' ROW)
and Yeager Parkway (70' ROW) as shown on record map of Yeager
Commercial Park North, recorded in Map Book 23, Page 56, in the
Office of the Judge of Probate, Shelby County, Alabama; thence N
60 Deg 18'12" W along the Southerly ROW line of said Yeager
Court, a distance of 227.11' to the Point of Beginning, thence
continue along said ROW line N 63 Deg 22'18" W a distance of
132.90', thence S 26 Deg 39'42" W a distance of 331.50', thence
63 Deg 20'18" E a distance of 92.38', thence N 46 Deg 55'44" E a
distance of 161.88', thence N 21 Deg 42'48" E a distance of
180.39' to the Point of Beginning. Containing 1.0 acres, more or
less.

11/18/1998-45718
09:07 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
J. M. NEL

This property does not constitute a homestead for the Grantors.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his,
her or 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 stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my
(our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 5th
day of November, 19 98

(Seal)

(Seal)

(Seal)

Roy L. Martin
Jack A. McGuire

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

County

General Acknowledgment

I, Brenda H. Clayton a Notary Public in and for said County,
in said State, hereby certify that Roy L. Martin and Jack A. McGuire

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this
day that, being informed of the contents of the conveyance, executed the same voluntarily on the day the same bears date

Given under my hand and official seal, this 5th day of November, 19 98

4-27-2001

My Commission Expires:

Brenda H. Clayton
Notary Public