

This instrument was prepared by

Send Tax Notice To:

Holliman, Shockley & Kelly
(Name) 2491 Pelham Parkway
Pelham, AL 35124
(Address)

Luai A. Najim
(Name) 5005 Meadowbrook Road
Birmingham, AL 35242
(Address)

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Hundred Thousand and no/100 Dollars

to the undersigned grantor, or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we
Nancy J. Berry, a single person *Inst # 1998-47847*

(herein referred to as grantor, whether one or more) do, grant, bargain, sell and convey unto 12/02/1998-47847
Luai A. Najim 02:13 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CRH 31.00

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

Lot 61, according to the Survey of Meadowbrook Fifth Sector, First Phase, as recorded
in Map Book 8, page 109, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1998 and subsequent years; (2) Easements,
restrictions, reservations, rights-of-way, limitations, covenants and conditions
of record, if any; (3) Mineral and mining rights, if any.

\$ 180,000.00 of the purchase price recited above was paid from the proceeds of a
first mortgage loan executed and recorded simultaneously herewith.

Nancy J. Berry is the surviving grantee in that certain deed recorded in Real 26,
page 641, the other grantee, Joseph L. Berry, having died on or about the 27TH day of
SEPTEMBER, 1997.

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 the 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; that I (we) will and my (our) heirs, executors and administrators shall
warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 16th day of
November, 1998.

(Seal) _____ (Seal)

(Seal) Nancy J. Berry (Seal)
Nancy J. Berry

STATE OF ALABAMA
COUNTY OF SHELBY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County in said State, hereby
certify that Nancy J. Berry, a single person whose name(s) LS 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,
she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 16th day of November, 1998.

[Signature]
Notary Public

EXHIBIT "A"

Lot 61, according to the Survey of Meadowbrook Fifth Sector, First Phase, as recorded in Map Book 8, page 109, in the Probate Office of Shelby County, Alabama.

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