

This instrument was prepared by:  
(Name) GENE W. GRAY, JR.  
(Address) 2100 SOUTHBRIDGE PARKWAY, #638  
BIRMINGHAM, ALABAMA 35209

Send Tax Notice To: CINDY N. PINHAS  
name  
1804 STONEBROOK LANE  
address  
BIRMINGHAM, ALABAMA 35242

WARRANTY DEED

STATE OF ALABAMA }  
Jefferson COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED SEVENTY SEVEN THOUSAND AND NO/100-----  
-----DOLLARS (\$177,000.00)  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, CYNTHIA L. CLARK AND HUSBAND, BRIAN M. CLARK

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto CINDY N. PINHAS

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

THE PROPERTY CONVEYED HEREIN IS DESCRIBED ON EXHIBIT "A", ATTACHED HERETO AND MADE  
A PART HEREOF FOR ALL PURPOSES.

12/16/1998-50030  
03:01 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
20.00  
DOE MEL

TO HAVE AND 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 person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 9th  
day of December, 19 98

Cynthia L. Clark (Seal)  
CYNTHIA L. CLARK (Seal)  
\_\_\_\_\_  
(Seal)

Brian M. Clark (Seal)  
BRIAN M. CLARK (Seal)  
BY: Cynthia L. Clark (Seal)  
CYNTHIA L. CLARK AS ATTORNEY IN  
FACT FOR BRIAN M. CLARK (Seal)

STATE OF ALABAMA }  
Jefferson COUNTY } General Acknowledgment

I, GENE W. GRAY, JR. a Notary Public in and for the said County, in said State, hereby certify that  
CYNTHIA L. CLARK  
whose name(s) 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 executed the same voluntarily  
on the day the same bears date.  
Given under my hands and official seal this 9th day of December A.D. 19 98

GENE W. GRAY, JR.  
Notary Public

1998-00030

0000-98621  
1998-50030

**EXHIBIT "A":**

Lot 6-A, according to the map of The Cottages of Brook Highlands, as recorded in Map Book 16, Page 129, in the Office of the Judge of Probate of Shelby County, Alabama, EXCEPT that portion described as follows: Begin at the common front corner of said Lot 6-A and Lot 5-B (on Stone Brook Lane) of said subdivision; thence run southwesterly along the common line of said Lots for 81.73 feet; thence 176° 56' 00" left and run northeasterly for 46.72 feet; thence 02° 29' 00" left and run 35.03 feet to the point of beginning.

**SUBJECT TO:**

Assessments or dues from the local district for the year 1999, and subsequent years.

Reservation of mineral and mining rights in the instrument recorded in Deed Book 327, page 553 and Deed Book 32, page 183, together with the appurtenant rights to use the surface. The Company makes no representation as to the present ownership of this interest.

Restrictions, public utility easements, disclosure of natural lime sinks and setback lines as shown on recorded map of said subdivision.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens (provisions, if any, based on race, color, religion, or national origin are omitted) provided in the Covenants, Conditions and Restrictions recorded Real Volume 288, page 466; Instrument #1993-18895; Book 41, page 518 and Book 41, page 530.

Easement for water and sewer lines as set forth in Real Volume 107, page 976, Real Volume 194, pages 1 and 43 in the Probate records of Shelby County.

Restrictive agreement as set forth in Real Volume 220, page 339 in the Probate records of Shelby County.

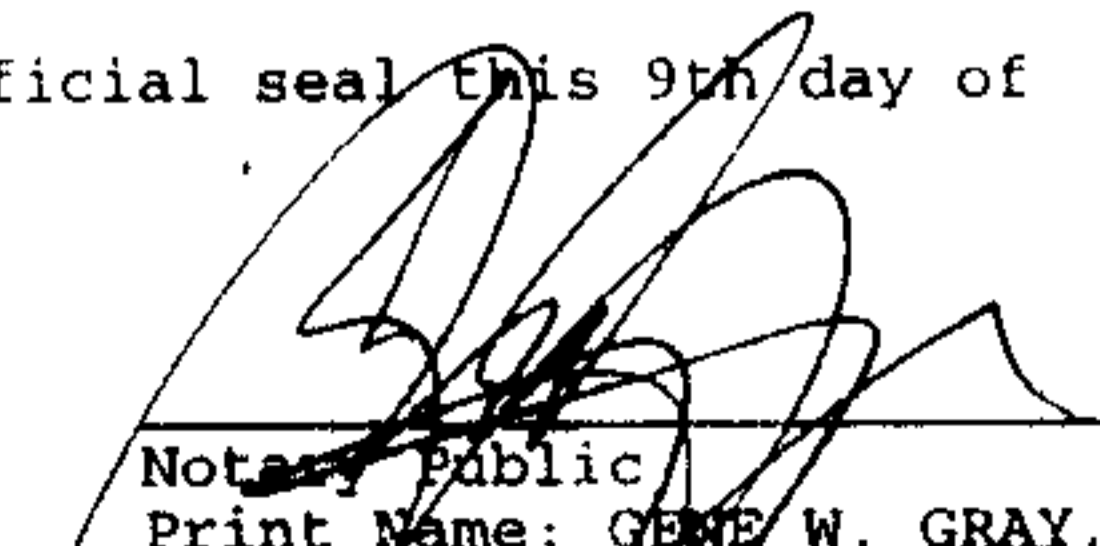
Covenants, conditions, and restrictions (provisions, if any, based on race, color, religion, sex, handicap, familial status or national origin are omitted) as set forth in instrument document recorded Real Volume 194, page 54 in the Probate records of Shelby County.

**\$168,150.00 of the consideration was paid from the proceeds of a mortgage loan.**

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that CYNTHIA L. CLARK whose name as Attorney in Fact for BRIAN M. CLARK under that certain Durable Power of Attorney recorded on \_\_\_\_\_ in \_\_\_\_\_ in the Probate Office of SHELBY County, Alabama, is signed to the foregoing instrument and is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she, in his/her capacity as such Attorney in Fact, executed the same voluntarily for and as the act of BRIAN M. CLARK on the day the same bears date.

Given under my hand and official seal this 9th day of December, 1998.

  
\_\_\_\_\_  
Notary Public  
Print Name: GENE W. GRAY, JR.  
Commission Expires: 11/09/98  
12/16/1998-50030  
09:01 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 HEL 20.00