

This instrument was prepared by:
John L. Hartman, III
P. O. Box 846
Birmingham, Alabama 35201

Send Tax Notice To:
LWH PROPERTIES, L.L.C.
P. O. Box 846
Birmingham, AL 35201

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY)

That in consideration of Ten and no/100 (\$10.00) Dollars and the assumption of the mortgage described below, to the undersigned grantor, **HG INVESTMENTS, INC.**, an Alabama corporation, (herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto **LWH PROPERTIES, L.L.C.** (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

SUBJECT TO: (1) Current taxes; (2) All easements, restrictions and reservations of record.

The grantee herein, LWH PROPERTIES, L.L.C., hereby assumes and agrees to pay that certain mortgage dated March 15, 1994 from Jack G. Levine to University Federal Credit Union recorded in Instrument #1994-08704 in the Probate Office of Shelby County, Alabama

Grantor makes no warranties as to title to mineral and/or mining rights, but if not already conveyed, same are conveyed herewith.

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

And said Grantor does for itself, its successors and assigns, covenant with the said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns, shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, who is authorized to execute this conveyance, hereto set its signature and seal, this the 12th day of May, 1999.

HG INVESTMENTS, INC.

By: Walter L. Barnett
Walter L. Barnett, Vice President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Walter L. Barnett, whose name as Vice President of HG INVESTMENTS, INC., a 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 12th day of May, 1999.

My Commission Expires:
08/04/01

Notary Public

Inst # 1999-20529

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SHELBY COUNTY JUDGE OF PROBATE
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EXHIBIT "A"

PARCEL II:

Tract No. 1, according to the Map of D. N. Lee Estates as per Map recorded in Map Book 3, Page 115, in the Probate Office of Shelby County, Alabama, except that part conveyed to Ann Little Lee by deed dated 10-11-51, recorded in Deed Book 148, page 470 in the Probate Office of Shelby County, Alabama, described as follows:

A strip of land of the uniform width of 80 feet, evenly off the North side of tract Numbered 1, in the Survey of D. N. Lee Estate, made by W. R. Walker Surveyor, on 8-2-51, and which will be filed for record in the Probate Office of Shelby County, Alabama; also all of a triangular part of said Tract Numbered 1 which lies East of Valley Road as shown on map, and North of the South line of Tract Numbered 2-A, if extended in the same course and Northwesterly to the said Valley Road, situated in the Southeast 1/4 of Southwest 1/4 of Section 29, Township 18 South, Range 1 West, Shelby County, Alabama; being situated in Shelby County, Alabama.

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