

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Hwy. 280E, Suite 290E
Birmingham, AL 35223

STATE OF ALABAMA)
SHELBY COUNTY)

SEND TAX NOTICE TO:
WHITCOMB CONSTRUCTION,
INC.
111 Village Street Suite 200
Birmingham, AL 35242

General Warranty Deed

KNOW ALL MEN BY THESE PRESENTS. That in consideration of **EIGHTY-THREE THOUSAND DOLLARS AND NO/100's (\$83,000.00)** to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEE herein, the receipt of whereof is acknowledged, **STEVE COBB dba STEVE COBB CONSTRUCTION COMPANY**, a married man (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell, and convey unto **WHITCOMB CONSTRUCTION, INC.** (herein referred to as GRANTEE, whether one or more) the following described real estate, situated in **SHELBY County, Alabama**:

Lot 40, according to the Survey of Greystone, 7th Sector, Phase I, as recorded in Map Book 18, Page 120 A, B & C, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with the nonexclusive easement to use the private roadways, Common Areas and Hugh Daniel Drive, all as more particularly described in the Greystone Residential Declaration of Covenants, Conditions and Restrictions dated November 6, 1990 and recorded in Real 317 Page 260 in the Probate Office of Shelby County, Alabama and all amendments thereto.

Subject to:

Ad valorem taxes for 1999 and subsequent years thereafter, including any "roll-back taxes", not yet due and payable until October 1, 1999.

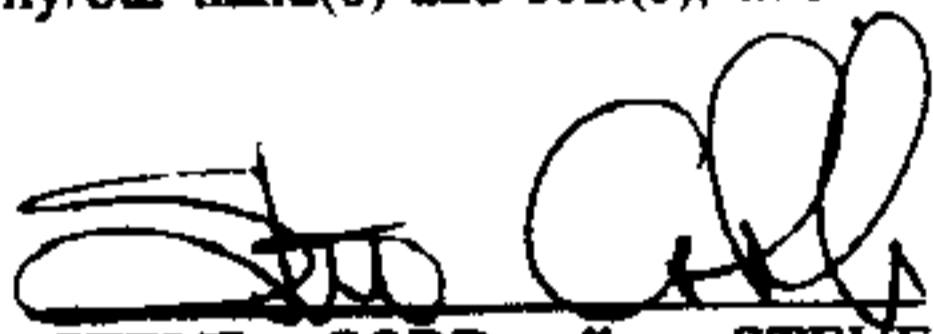
Existing covenants and restrictions acknowledged by GRANTEE, easements, building lines and limitations of record.

All of the consideration recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEE its successors and assigns, forever.

And said GRANTOR does for itself, its successors and assigns, covenant with 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, and 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, I/we have hereto set my/our hand(s) and seal(s), this the 21st day of July, 1999.



**STEVE COBB dba STEVE COBB
CONSTRUCTION COMPANY**

STATE OF ALABAMA)
JEFFERSON COUNTY)

07/27/1999-31137
08:07 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that, **STEVE COBB dba STEVE COBB CONSTRUCTION COMPANY**, whose name 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, executed the same voluntarily and as his act on the day the same bears date.

Given under my hand and seal of office this 21st day of July, 1999.



Notary Public

My Commission Expires: 6/5/03