

This Instrument Prepared by:
Charles S. Givianpour
5101 Cyrus Circle, Suite 100
Birmingham, Alabama 35242

✓ Send Tax Notice to:
Charles S. Givianpour
5101 Cyrus Circle, Suite 100
Birmingham, Alabama 35242

STATE OF ALABAMA)

SHELBY COUNTY)

Inst # 2000-01970

01/19/2000-01970
08:48 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 WMS 9.00

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars (\$10.00) in hand paid to Hassan H. Dariani, a married man ("Grantor"), by Charles S. Givianpour ("Grantee"), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 4, according to the Survey of St. Charles at Greystone, Phase II, as recorded in Map Book 16, Page 22 in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to easements and restrictions of record.

TO HAVE AND TO HOLD unto Grantee, his heirs and assigns forever.

Grantor does for himself, his heirs, executors, administrators and assigns, covenant with Grantee, his heirs, executors, administrators and assigns, that he is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as set forth hereinabove; that he has a good right to sell and convey the same as aforesaid; and that he will, and his heirs, executors, and assigns shall, warrant and defend the same to Grantee, his heirs, executors, and assigns forever against the lawful claims of all persons.

Grantor does further represent and warrant that the above-described premises do not constitute the homestead of either Grantor or his spouse.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal on this the ____ day of January, 2000.

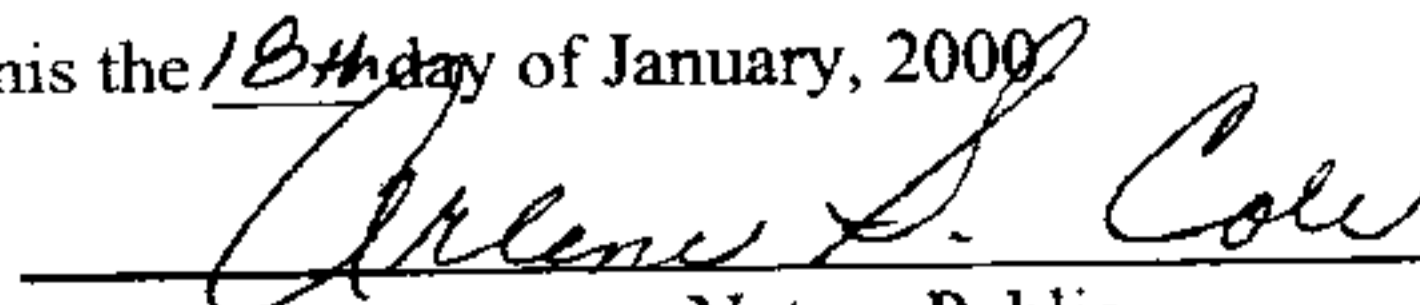
 [Seal]
Hassan H. Dariani

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Hassan H. Dariani, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18th day of January, 2000


Notary Public

My commission expires MY COMMISSION EXPIRES JUNE 30, 2001.

[NOTARIAL SEAL]