

**STATUTORY WARRANTY DEED**

This instrument was prepared by

Send Tax Notice To: Mitchell Moss

(Name) Larry L. Halcomb  
3512 Old Montgomery Highway  
 (Address) Birmingham, Alabama 35209

name 231 Beaver Creek Parkway  
Prichard, Alabama 35124  
 address \_\_\_\_\_

Corporation Form Warranty Deed

STATE OF ALABAMA )

KNOW ALL MEN BY THESE PRESENTS.

COUNTY OF SHELBY )

That in consideration of One Hundred Sixty Seven Thousand Nine Hundred Ninety and No/100 (167,990.00)

to the undersigned grantor, Harbar Construction Company, Inc.

a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Mitchell Moss

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

Lot 16, according to the Survey of Beaver Creek Preserve, First Sector as recorded in Map Book 24, Page 63 in the Office of the Judge of Probate of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for year 2000.

Subject to building lines, right of ways, easements, restrictions, reservations and conditions, if any, as recorded in Map Book 24, Page 63.

Subject to covenants, conditions and restrictions (deleting therefrom, any restrictions indicating any preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin) as set forth in the document recorded in Book 1998, Page 29313 in the official records of Shelby County.

Subject to right of way to Alabama Power Company Volume 23, Page 46.

Subject to Agreement with Alabama Power Company for underground residential distribution as recorded in Volume 264, Page 28.

Subject to 10 foot easement along rear lot line.

\$ 168,250.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

Inst # 2000-04755

02/15/2000-04755  
10:12 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

IN WITNESS WHEREOF, the said GRANTOR by its President, B. J. Harris, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 28th day of January, AD 2000.

ATTEST:

Harbar Construction Company, Inc.

By B. J. Harris, President

STATE OF ALABAMA )

COUNTY OF JEFFERSON )

I, Larry L. Halcomb,

a Notary Public in and for said County, in said State.

hereby certify that B. J. Harris

whose name as President of Harbar Construction Company, 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 the 28th day of January, AD 2000.

My Commission Expires  
1/23/2002

Larry L. Halcomb Notary Public