

CORPORATION FORM WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
COUNTY OF SHELBY)

That in consideration of \$118,200.00 to the undersigned Grantor, Scott & Wiggins Building Corporation, in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents grant, bargain, sell and convey unto William Keith Oates and Kim Oates Husband and Wife (herein referred to as Grantees) as joint tenants with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 18, according to the Survey of Camden Cove, Sector 1, as recorded in Map Book 25, Page 33 A, B, & C, in the Probate Office of Shelby County, Alabama.

Property is to become the Homestead of Grantees.

Property Address: 181 Camden Lake Drive, Calera, AL 35040

Subject to taxes for the year 2000 and subsequent years, easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any, and mineral and mining rights, if any.

\$94,550.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith

TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns that it lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10 day of March, 2000

By:


Grantor

STATE OF ALABAMA)
COUNTY OF SHELBY)

Inst # 2000-08089

03/14/2000-08089

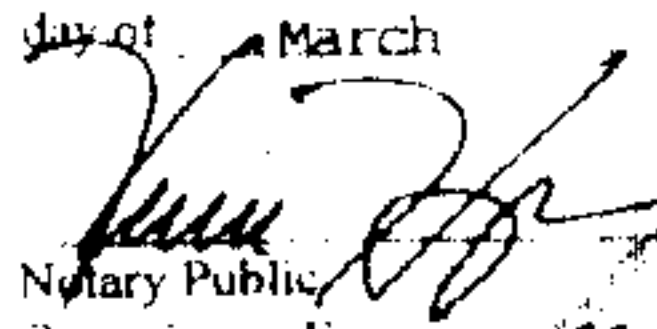
08:56 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 CJ1 32.50

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Vic B. Wiggins, President of Scott & Wiggins Building Corporation, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she as such officer and with full authority executed the same voluntarily on the day the same bears date

Given under my hand and official seal this 10 day of March, 2000


Notary Public

Commission Expires

11/15/00

THIS INSTRUMENT PREPARED BY:

Kevin Hays and Associates, P.C.
100 Concourse Parkway, Suite 101
Birmingham, Alabama 35244

SEND TAX NOTICES TO:

William Keith Oates
181 Camden Lake Drive
Calera, AL 35040