

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

SEND TAX NOTICE TO:  
GREENHILL CONSTRUCTION, INC.  
P.O. Box 260  
Chelsea, AL 35043

STATE OF ALABAMA)  
SHELBY COUNTY)

400,000

Warranty Deed

KNOW ALL MEN BY THESE PRESENTS: That in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS (\$10.00) to the undersigned grantor or grantors, ROSALIE M. SMITH, a married woman, (herein referred to as Grantors, whether one or more), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTORS do grant, bargain, sell, and convey unto GREENHILL CONSTRUCTION, INC. (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY County, Alabama:

A parcel of land situated in the SE 1/4 of SE 1/4 of Section 22, Township 20 South, Range 1 West, being more particularly described as follows:

From the NE corner of the SE 1/4 of SE 1/4 of Section 22, Township 20 South Range 1 West, run thence West along the North boundary of said SE 1/4 of SE 1/4 a distance of 306.57 feet to the point of beginning of herein described parcel of land; thence continue along said course a distance of 445.71 feet; thence turn 97 deg. 07 min. 54 sec. left and run 134.98 feet; thence turn 22 deg. 23 min. 40 sec. right and run 41.11 feet, thence turn 05 deg. 47 min. 42 sec. right and run 557.33 feet, thence turn 149 deg. 24 min. 28 sec. left and run 756.05 feet to the point of beginning of herein described parcel of land. Being subject to a 30 foot easement for ingress and egress and utilities, being parallel with and lying South of the North boundary of afore-described parcel of land; being situated in Shelby County, Alabama.

Subject to:

1. Ad valorem taxes for 2000 and cove subsequent years not yet due and payable until October 1, 2000.
2. Easement recorded in Real 166, page 470, in the Probate Office of Shelby County, Alabama.
3. Fact that the property conveyed herein is under a current use assessment.
4. Mineral and mining rights not owned by Grantor.
5. All other easements, encumbrances, restrictions and rights-of-way of record.

ALL of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

The property conveyed herein does not constitute the homestead of the grantor or her spouse.

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

And I/we do for myself/ourselves, and for my/our heirs, executors and administrators, covenant with said GRANTEE their heirs and assigns, that I am/we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that I/we have a good right to sell and convey the same as aforesaid, and that I/we will and my/our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, their heirs 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 22nd day of February, 2000

*Rosalie M. Smith*  
ROSALIE M. SMITH

STATE OF ALABAMA)  
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that ROSALIE M. SMITH, 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, she, executed the same voluntarily on the day the same bears date. Given under my hand and official seal, this the 22nd day of February, 2000.

*[Signature]*  
Notary Public

My Commission Expires: 6/5/03

03/23/2000-09271  
11:22 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 CJ1 38.50