

Value \$320,000.00

THIS INSTRUMENT WAS PREPARED BY:

Mary Douglas Hawkins
CORRETTI, NEWSOM & HAWKINS
1804 7th Avenue North
Birmingham, AL 35203

Send Tax Notice To:

Greenhill Construction, Inc.
381 El Camino Real
Chelsea, AL 35043

WARRANTY DEED

THE STATE OF ALABAMA)
SHELBY COUNTY)

Inst # 2000-36476

10/19/2000-36476
02:51 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MMB 334.00

KNOW ALL MEN BY THESE PRESENTS:

THAT in consideration of the sum of TEN and No/100 (\$10.00) DOLLARS and other good and valuable consideration in hand paid by the GRANTEE herein, the receipt, adequacy and sufficiency whereof are hereby acknowledged, **GREENHILL CONSTRUCTION, INC., an Alabama corporation** (hereinafter referred to as Grantor), does hereby grant, bargain, sell and convey unto **COLIN A. PEARSON and wife, DIANE E. PEARSON** (hereinafter called Grantees), the following described real property, located and situated in Shelby County, Alabama, to-wit:

Lot 3, according to the revised map and survey of Stillmeadow, Sector 1, as recorded in Map Book 26, Page 9, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the current year, 2001.
2. 50 foot building restriction line from Dorrough Road as shown on recorded map.
3. 5 foot easements over the southeast, west and northwest portion of said parcel for public utilities, sanitary sewers, storm sewers, storm ditches as shown on recorded map.
4. Conditions, restrictions and rights of way as shown by recorded map.
5. Right of way granted Alabama Power Company recorded in Deed Book 126, Page 55, in the Office of the Judge of Probate of Shelby County, Alabama.
6. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto as recorded in Deed Book 337, Page 498, in said Probate Office.
7. Covenants, conditions, restrictions, limitations and easements recorded in Instrument #1999-38541, in said Probate Office.

8. Easement for distribution facilities granted Alabama Power Company and rights in connection therewith, recorded in Instrument #2000/23180, in said Probate Office.
9. Terms and conditions set forth in deed recorded in Instrument #2000-8787, in said Probate Office.

TO HAVE AND TO HOLD to the said Grantees, their heirs, personal representatives and assigns forever.

And Grantor does for themselves and for their heirs, personal representatives and assigns, covenants with the said Grantees, their heirs, personal representatives and assigns that Grantors are lawfully seized in fee simple of said premises; that said property is free from all encumbrances; unless otherwise noted above; that it has a good right to sell and convey the same to the said Grantees, that it will and its successors and assigns shall warrant and defend the same to the said Grantees, their heirs, personal representatives and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by Randy C. Greenhill, its President, who is hereunto authorized on this the 18th day of October, 2000.

GREENHILL CONSTRUCTION, INC.,
an Alabama corporation

By: Randy C. Greenhill (SEAL)
Randy C. Greenhill
Its: President

THE STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County, hereby certify that Randy C. Greenhill, whose name as President of Greenhill Construction, Inc., an Alabama 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 as and for the act of said corporation.

Given under my hand and official seal this 18th day of October, 2000.

E. Kay Wallace
NOTARY PUBLIC
My commission expires: 11-28-2000

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