

CORPORATION FORM WARRANTY DEED

JOINT FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)

SHELBY COUNTY)

That in consideration of Eighty Thousand and NO/100 (\$80,000.00) Dollars and other good and valuable consideration to the undersigned Grantor, David Acton Building Corporation, a corporation, (herein referred to as GRANTOR), 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 Scott Alan Brown and wife Dacia N. Brown (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama,

Lot 10, according to the survey of Wilson's Glen 1st Sector, as recorded in Map Book 27 page 47 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

This conveyance is prepared without benefit of title examination by the preparer.

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 is lawfully seized in fee simple of said premises, that it is free from all encumbrances, unless other wise noted, 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, by its President, who is authorized to execute this conveyance, has hereunto set its signature and seal this the 22nd day of December, 2000.

David Acton Building Corporation, a corporation

By: David Acton
Its President

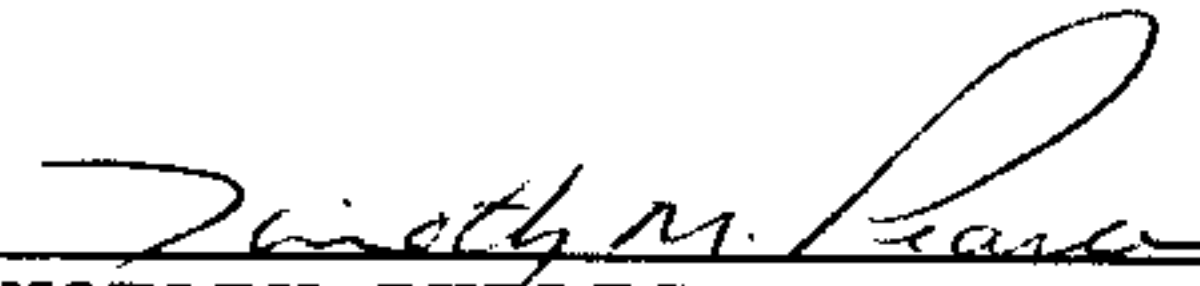
Inst # 2001-00126

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12:40 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MMB 14.50

STATE OF ALABAMA)
COUNTY OF Shelby)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that David Acton, whose name as President of David Acton Building Corporation, a corporation, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this date, that, being informed of the contents of said conveyance, he, as such officer and with authority, executed the same voluntarily on the day the same bears date, for and as the act of said corporation.

Given under my hand and official seal, this the 22 day of December, 2000.



NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: NOV 15, 2003
BONDED THRU NOTARY PUBLIC UNDERWRITERS

This document prepared by:
Mitchell & Graham, PC
P. O. Drawer 307
Childersburg, Alabama 35044

Please send tax notice to:
Scott A. Brown and Darcia N. Brown
161 Wilsons Glen Drive
Wilsonville, AL 35186

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