

**SEND TAX NOTICES TO:**

Newcastle Construction, Inc.  
433 Highway 13  
Helena, Alabama 35080

**WARRANTY DEED**

STATE OF ALABAMA       )  
COUNTY OF SHELBY       )

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of One Hundred Eight Thousand Eight Hundred and no/100 Dollars (\$108,800.00) and other good and valuable consideration to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged **JOSEPH JARROD FRANKLIN & wife, STACEY A. FRANKLIN**, (herein referred to as "Grantor"), hereby grants, bargains, sells, and conveys unto **NEWCASTLE CONSTRUCTION, INC.**, (herein referred to as "Grantee"), the following described real estate situated in Shelby County, Alabama, to wit:

Lot 3, according to the Survey of Monte Tierra Subdivision, as recorded in Map Book 5, Page 114, in the Probate Office of Shelby County, Alabama.



Subject to all easements, restrictions, covenants, rights of way of record; taxes for 2001 and subsequent years not yet due and payable.

\$ 108,800.00 of the purchase price recited herein was paid from the proceeds of a mortgage loan closed simultaneously herewith.

**TO HAVE AND TO HOLD** the described premises to Grantee, its successors and assigns forever.

**AND THE GRANTOR** does for their heirs and executors, successors and assigns, covenant with said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted above, that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and their heirs, executors, successors and assigns shall warrant and defend same to said Grantee, its successors and assigns forever, against the lawful claims of all persons.

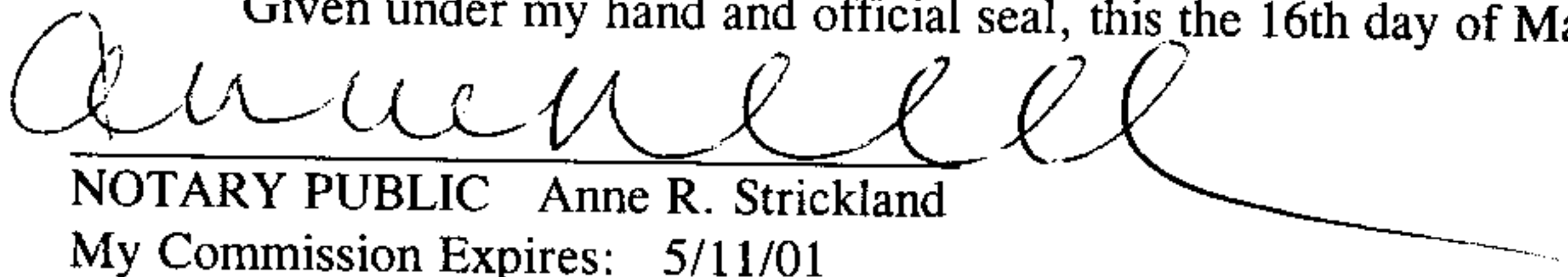
**IN WITNESS WHEREOF**, the Grantor has signed and sealed this Deed on the 16th day of March, 2001

  
(GRANTOR) Joseph Jarrod Franklin  
  
(GRANTOR) Stacey A. Franklin

STATE OF ALABAMA       )  
JEFFERSON COUNTY       )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joseph Jarrod Franklin & Stacey A. Franklin, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of this instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 16th day of March, 2001.

  
NOTARY PUBLIC Anne R. Strickland  
My Commission Expires: 5/11/01

THIS INSTRUMENT PREPARED BY:  
Anne R. Strickland, Attorney at Law  
5330 Stadium Trace Parkway, Suite 250  
Birmingham, AL 35244  
(205) 733-1303

Inst # 2001-10180

03/21/2001-10180  
10:08 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MB 12.00