

This instrument was prepared by

(Name) J. Donald Gilbert
26841 U. S. Highway 31
(Address) Jemison, AL 35085-7847

Send Tax Notice to: D & D Construction, LLC
501 Grove Hill Trail
Montevallo, AL 35115

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWO THOUSAND FIVE HUNDRED DOLLARS AND NO CENTS----- DOLLARS
----- (\$102,500.00)

to the undersigned grantor, ACTIVE BUILDING CONTRACTORS, INC.

a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto D & D CONSTRUCTION, LLC.

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY COUNTY, ALABAMA. LOT(S) 7 THROUGH 12 INCLUSIVE, ACCORDING TO THE SURVEY OF PARKVIEW TOWNHOMES, PLAT NO. 1, AS RECORDED IN MAP BOOK 26, PAGE 92 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALA. SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 1, 2002 AND THEREAFTER.

BUILDING SET BACK LINE AND EASEMENTS AS SHOWN ON RECORD MAP.

TRANSMISSION LINE PERMITS TO ALABAMA POWER COMPANY IN DEED BOOK 101, PAGE 517;
DEED BOOK 105, PAGE @@, DEED BOOK 141, PAGE 596 AND DEED BOOK 170, PAGE 290.

RIGHT OF WAY GRANTED TO SHELBY COUNTY IN DEED BOOK 76, PAGE 259.

EASEMENT OF ALABAMA POWER IN DEED BOOK 332, PAGE 655.

MINERAL AND MINING RIGHTS ASSESSED BY RUTH P. WORRELL IN BOOK 1, PAGE 70.

UTILITY DRAINAGE AND INGRESS AND EGRESS EASEMENT AGREEMENT IN INST# 1999-1344.

DECLARATION OF PROTECTIVE COVENANTS, RESTRICTIONS, EASEMENTS, ETC. IN INST.# 2000-21464.

ALL OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF MORTGAGE LOANS.

GRANTOR WARRANTS THAT THE ADVALOREM PROPERTY TAX BILL DUE OCTOBER 1, 2001, WILL BE PAID BY GRANTOR. GRANTEE COVENANTS TO SUBMIT ADDITIONAL MONEY TO GRANTOR IF ADVALOREM TAX BILL ISSUED OCTOBER 01, 2001, IS GREATER THAN THAT PAID FOR 2000.

D & D CONSTRUCTION, LLC

BY:

DUSTIN WOODS

PRESIDENT

The entire purchase price was paid by proceeds of mortgage loan closed simultaneously herewith.

06/14/2001
06/14/2001-24541
10:49 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CJ1 12.00

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is 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 GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its J. Donald Gilbert
authorized to execute this conveyance, hereto set its signature and seal,

its President, who is

this the 11th day of June, 2001

ATTEST:

Carolyn D. Gilbert
Secretary

ACTIVE BUILDING CONTRACTORS, INC.

By

J. Donald Gilbert

President

STATE OF ALABAMA

COUNTY OF

I,

a Notary Public in and for said County, in said State,

hereby certify that J. Donald Gilbert

whose name as

President of ACTIVE BUILDING CONTRACTORS, INC.

, a 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 for and as the act of said corporation.

Given under my hand and official seal, this the 11th

day of June

, 2001

MY COMMISSION EXPIRES JAN. 6, 2005

Norje H. Bryant
Notary Public