

WARRANTY DEED

This instrument was prepared by:

Camden Cove LLC
100 Hinds Street
Pelham, Al 35124

✓ Send tax notice to:

Builders Group Inc.
100 Hinds Street
Pelham, Al 35124

STATE OF ALABAMA
COUNTY OF

Know All Men by These Presents: That in consideration of Thirty Two Thousand (\$ 32,000) to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, I, Camden Cove, LLC (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Builders Group Inc. (herein referred to as grantee, whether one or more) the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 160 and 156 according to the Survey of Camden Cove, Sector III, as recorded in Map Book 28, Page 3 in the Probate Office of Shelby County, Alabama

Mineral and mining rights excepted.

Subject to existing easements, restrictions, set back lines, rights of way, limitations, if any of record.

§ N/A of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above, that I have a good right to sell and convey the same as aforesaid, that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 15 day of November, 2001.

(Seal)


BY: Camden Cove, LLC
ITS: Managing Partner

STATE OF ALABAMA
COUNTY OF

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Donnie Tucker whose name(s) as Managing Partner Camden Cove, LLC is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he/she/they executed the same voluntarily as the act of said Alabama General Partnership on the day the same bears date.

Given under my hand and official seal, this 15 day of Nov, 2001.


Notary Public
My Commission Expires: 12/01/02

Inst # 2001-49712

11/16/2001-49712
09:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 46.00

CLOSING STATEMENT

November 15, 2001

SELLER: Camden Cove, LLC
100 Hinds Street
Pelham, AL 35124

PURCHASER: Builder's Group Inc.
100 Hinds Street
Pelham, AL 35124

Lots 160 and 156 according to the Survey of Camden Cove,
Sector III, as recorded in Map Book 28, Page 3 in the
Probate Office of Shelby County, Alabama.

SALES PRICE: \$32,000.00

DUE FROM PURCHASER \$32,000.00

LESS PAYOFF TO FIRST COMMERCIAL BANK:

(\$32,000.00)

NET DUE TO SELLER 00

Inst # 2001-49712

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