

This instrument was prepared by

Send Tax Notice To: Charles N. Sprayberry

(Name) LANGE, SIMPSON ET AL

name

382 Walker Way

address

(Address) 417 20th Street North, Birmingham, Alabama 35203

Pelham, Alabama 35124

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY NINE THOUSAND FIVE HUNDRED FIFTY AND NO/100-----  
-----DOLLARS (\$99,550.00)  
to the undersigned grantor, Builder's Group, Inc.

(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 Charles N. Sprayberry and wife, Diana M. Sprayberry

(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 to-wit:

Lot 311, according to the Amended Map of The Village at Stonehaven, Phase 3, First Addition, recorded in Map Book 28, page 27, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 2002, which are a lien, but not yet due and payable until October 1, 2002.
2. Easements, rights-of-way, restrictions, conditions and covenants of record.

The entire purchase price recited herein was derived from mortgage loans closed simultaneously herewith.

12/13/2001-54582  
09:27 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MEL 12.00

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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Thomas A. Davis  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of October 2001  
Builder's Group, Inc.

ATTEST:

By

Thomas A. Davis

STATE OF Alabama  
COUNTY OF Jefferson

I, David F. Ovson  
State, hereby certify that Thomas A. Davis  
whose name as of Builder's Group, 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 31st day of October 2001

David F. Ovson

Notary Public