

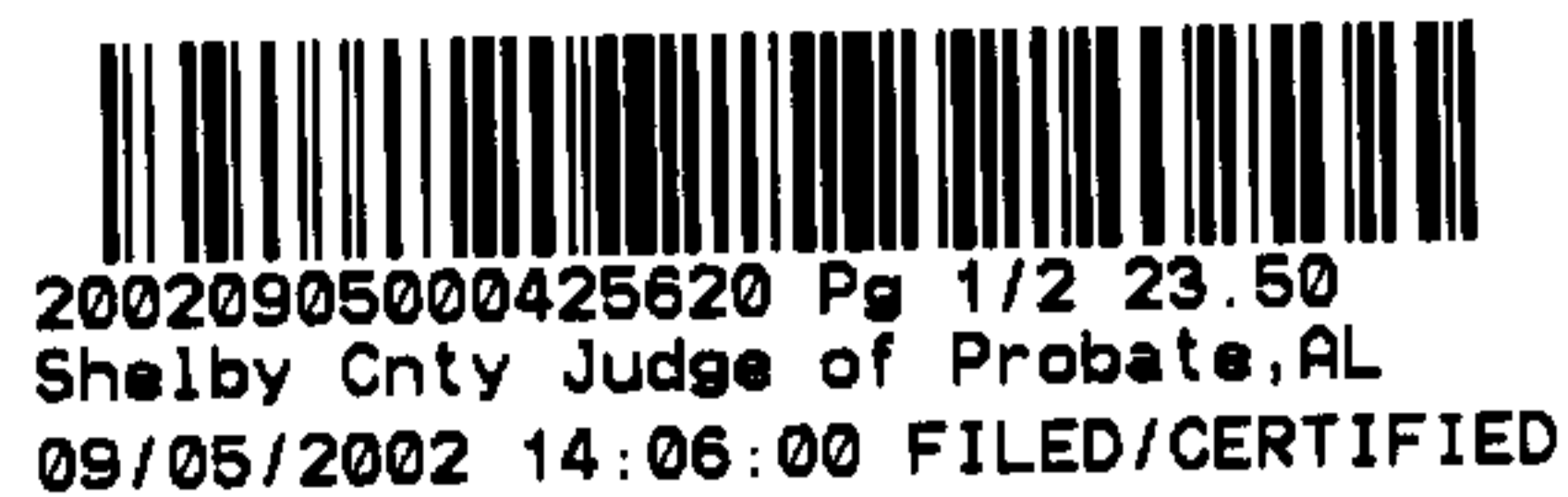
This instrument was prepared by:  
(Name) Larry L. Halcomb  
(Address) 3512 Old Montgomery Highway  
Birmingham, AL 35209

Send Tax Notice To: Sidney Rostami  
name  
1113 Berwick Road  
address  
Birmingham, AL 35242

WARRANTY DEED-

STATE OF ALABAMA  
Jefferson COUNTY }  
}

KNOW ALL MEN BY THESE PRESENTS:



That in consideration of ONE HUNDRED EIGHTY TWO THOUSAND FOUR HUNDRED AND NO/100-----  
-----DOLLARS (\$182,400.00)  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, Shirley Marie Young, Unmarried

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Sidney Rostami

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama,  
to-wit:

Lot 174A, according to a Resurvey of Lots 129 thru 178, Greystone Ridge Garden  
Homes, recorded in Map Book 17, page 28, in the Probate Office of Shelby  
County, Alabama.

Mineral and mining rights excepted.  
Subject to taxes for 2002.  
Subject to items on attached Exhibit "A".

\$ 173,280.00 of the purchase price was paid from the proceeds of a mortgage  
loan closed simultaneously herewith.

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES,  
their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,  
unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our)  
heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against  
the lawful claims of all person.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal (s), this 29th  
day of August, 2002

\_\_\_\_\_(Seal) Shirley Marie Young (Seal)  
\_\_\_\_\_(Seal) Shirley Marie Young (Seal)  
\_\_\_\_\_(Seal) \_\_\_\_\_ (Seal)

STATE OF ALABAMA  
Jefferson COUNTY }  
}

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for the said County, in said State, hereby certify that  
Shirley Marie Young, Unmarried  
whose name(s) 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 she executed the same voluntarily  
on the day the same bears date.

Given under my hands and official seal this 29th day of August A.D., 2002

Larry L. Halcomb Notary Public

My Commission Expires January 23, 2006

Taxes and assessments for the year 2002, and subsequent years, which are not yet due and payable. Tax information has been based on the present assessment roles, but is subject to any future adjustments that may be made by either the Tax Assessor or the Board of Equalization of Shelby County, Alabama.

Rights of others to use of Hugh Daniel Drive as described in Deed Book 301, page 799 in the Probate Office of Shelby County, Alabama.

Covenants and Agreements for Water Services, recorded in Real 235, page 574 and amended by Instrument 1993-20840, in the Probate Office of Shelby County, Alabama.

Reciprocal Easement Agreement pertaining to access and roadway easements recorded in Real 312 page 274; First Amendment recorded in Real 317, page 253 and 2nd Amendment recorded in Instrument 1993-3124, in the Probate Office of Shelby County, Alabama.

Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 4, pages 486, 493 and 495 in the Probate Office of Shelby County, Alabama.

Greystone Residential Declaration of Covenants, Conditions and Restrictions recorded in Real 317, page 260, amended by Real 319, page 235 and by First Amendment to Restrictions, recorded in Real 346, page 942; Second Amendment recorded in Real 378, page 904; Third Amendment recorded in Real 397, page 958; Fourth Amendment recorded in Instrument 1992-17890; Fifth Amendment recorded in Instrument 1993-3123; Sixth Amendment recorded in Instrument 1993-10163; Seventh Amendment recorded in Instrument 1993-16982; Eighth Amendment recorded in Instrument 1993-20968; Ninth Amendment recorded in Instrument 1993-32840; Tenth Amendment recorded in Instrument 1994-23329; Eleventh Amendment recorded in Instrument 1995-08111; Twelfth Amendment recorded in Instrument 1995-24267; Thirteenth Amendment recorded in Instrument 1995-34231; Fourteenth Amendment recorded in Instrument No. 1996-19860; Fifteenth Amendment recorded in Instrument No. 1996-37514; Sixteenth Amendment recorded in Instrument No. 1996-39737; Seventeenth Amendment recorded in Instrument No. 1997-02534; Eighteenth Amendment recorded in Instrument No. 1997-17533; Nineteenth Amendment recorded in Instrument No. 1997-30081 in the Probate Office of Shelby County, Alabama, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.

Transmission line permit to Alabama Power Company, as recorded in Deed Book 141, page 180; real 333, page 201 and Real 377, page 441, in the Probate Office of Shelby County, Alabama.

Restrictions, covenants, conditions and building setback lines as set out in Amended Restated Restrictive Covenants, recorded in Real 265, page 96, in the Probate Office of Shelby County, Alabama.

Greystone Multi-family Declaration of Covenants, conditions and restrictions recorded in real 316, page 239; amended by First Amendment recorded in Real 319, page 238; Second Amendment recorded in Real 336, page 281; Third Amendment recorded in Real 397, page 958 and by Instrument 1992-4710; Fourth Amendment recorded in Instrument 1993-10164, in the Probate Office of Shelby County, Alabama.

Greystone Ridge Garden Homes and First Addition to Greystone Ridge Garden Homes Declaration of covenants, conditions and restrictions recorded in Instrument 1992-4720, in the Probate Office of Shelby County, Alabama.

Agreement between Daniel Oak Mountain Limited Partnership and Shelby Cable, Inc., recorded in Real 350, page 545, in the Probate Office of Shelby County, Alabama.

Easement for Alabama Power Company recorded in Instrument 1992-26820, in the Probate Office of Shelby County, Alabama.

Resolution Vacation of Easement recorded in Instrument 1994/8020, in the Probate Office of Shelby County, Alabama.