

This form furnished by: **Cahaba Title, Inc.**


Eastern Office
(205) 833-1571
FAX 833-1577

Riverchase Office
(205) 988-5600
FAX 988-5905

This instrument was prepared by:
(Name) Camden Cove, LLC
(Address) 100 Hinds Street
Pelham, Al 35124

Send Tax Notice to:
(Name) Builder's Group Inc.
(Address) 100 Hinds Street
Pelham, Al 35124

WARRANTY DEED


20021007000486620 Pg 1/2 129.50
Shelby Cnty Judge of Probate, AL
10/07/2002 09:56:00 FILED/CERTIFIED

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifteen Thousand, Five Hundred and no/100 ----- DOLLARS
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or we,
Camden Cove, LLC
(herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto
Builder's Group Inc.
(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lots 197, 198, 209-B, 211-B, 212, 213, & 214 according to the amended final plat of Camden Cove, Sector VI, as recorded in Map Book 30, Page 30, in the Probate Office of Shelby County, Alabama.

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

((Seven Lots @ \$16,500.00 per lot = \$115,500.00))

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

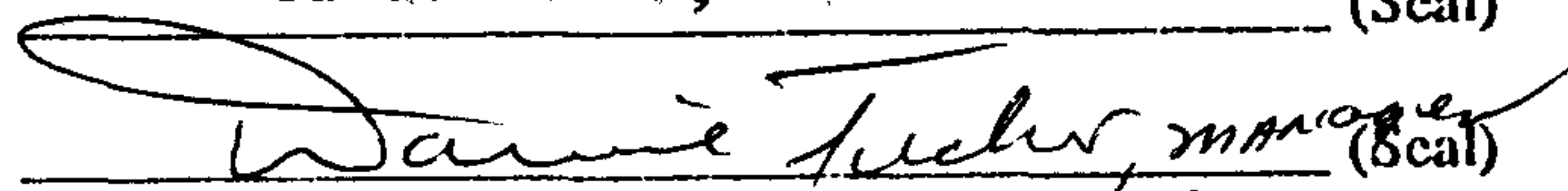
And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, or its successors and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have 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 grantee, his, her or their heirs and assigns, or its successors 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 1
day of October 2002, ~~29~~

(Seal)

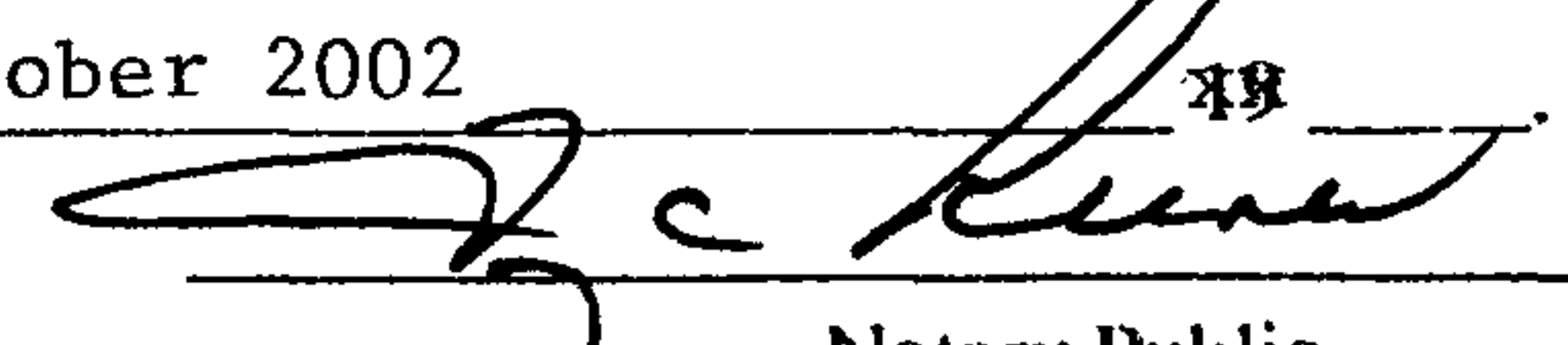
(Seal)

(Seal)

Camden Cove, LLC (Seal)

Donnie Tucker, Managing Partner (Seal)

STATE OF ALABAMA }
Shelby County } General Acknowledgment

I, Troy C. Reeves, a Notary Public in and for said County, in said State, hereby certify that Donnie Tucker, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 1 day of October 2002
12/01/02


Notary Public

My Commission Expires:

CLOSING STATEMENT

October 1, 2002

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

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

Lots 197, 198, 209-B, 211-B, 212, 213, & 214 according to the amended final plat of Camden Cove, Sector VI, as recorded in Map Book 30, Page 30, in the Probate Office of Shelby County, Alabama.

SALES PRICE:	\$115,500.00
DUE FROM PURCHASER:	\$115,500.00
LESS PAYOFF TO FIRST COMMERCIAL	
	(\$115,500.00)
NET DUE TO SELLER:	00