

Send Tax Notice To:  
Authentic Building Company, Inc.  
6300 Highway 17  
Helena, Alabama 35080

*This instrument was prepared by:*  
Laurie Boston Sharp  
**ALLISON, MAY, ALVIS, FUHRMEISTER,**  
**KIMBROUGH & SHARP, L.L.C.**  
P. O. Box 380275  
Birmingham, AL 35238

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**Statutory Warranty Deed**

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**STATE OF ALABAMA     )**  
**COUNTY OF SHELBY    )**

**KNOW ALL MEN BY THESE PRESENTS,**

THAT IN CONSIDERATION OF Three Hundred Thirty-Six Thousand and No/100 Dollars (\$336,000.00) paid to the undersigned Grantor, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **ARGONNE INVESTMENTS, LLC**, an Alabama limited liability company (herein referred to as Grantor), does grant, bargain, sell and convey unto **AUTHENTIC BUILDING COMPANY, LLC** an Alabama limited liability company (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

LOTS 5-B, 6-A, 7-A, 8-A, 9-A, 10-A, 11-A, 12-A, 13-A, 14-A, 15-A, 31-A, 32-A, 33-A, 34-A and 35-A according to the Survey of Brook Forest Addition to Wyndham, Phase Two, as recorded in Map Book 30, Page 85, in the Office of the Judge of Probate of Shelby County, Alabama.

✱ ALL OF THE ABOVE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A PURCHASE ✱  
MONEY MORTGAGE CLOSED SIMULTANEOUSLY HEREWITH.

**SUBJECT TO:**

1. Current taxes;
2. Matters such as, but not limited to, easements, building setback lines, right of ways, of record;
3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges, and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Deed Book 324, Page 362;


**TO HAVE AND TO HOLD** unto the said Grantee, its successors and assigns, forever .

Grantor makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted nor suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

IN WITNESS WHEREOF, the undersigned said Grantor, has executed this conveyance on this the 18<sup>th</sup> day of October, 2002.

**ARGONNE INVESTMENTS, LLC,**  
**an Alabama limited liability company**


**By: Pegasus Investments, LLC,**  
**Its: Member**

By:   
**Steven E. Chambers**  
**Its: Managing Member**

STATE OF ALABAMA )  
COUNTY OF Shelby )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that STEVEN E. CHAMBERS, whose name as Managing Member of Pegasus Investments, LLC, that is a member of Argonne Investments, LLC, an Alabama limited liability company, 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, in his capacity as such Manager of Pegasus which is a member of Argonne and with full authority, executed the same voluntarily on the day the same bears date as the act of Argonne Investments, LLC.

Given under my hand and official seal this 18<sup>th</sup> day of October, 2000.

  
NOTARY PUBLIC

My commission expires: 5-12-2003