

## WARRANTY DEED

This instrument was prepared by:  
B. CHRISTOPHER BATTLES  
3150 HIGHWAY 52 WEST  
PELHAM, AL. 35124

Send tax notice to:  
Clarence N. Channell, III  
97 Maple Trace  
Hoover, Alabama 35244

### STATE OF ALABAMA COUNTY OF SHELBY

Know All Men by These Presents: That in consideration of **Thirty one thousand and no/100 (\$31,000.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, **Envirobuild, Inc.** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Clarence N. Channell, III** (herein referred to as grantee, whether one or more) the following described real estate, situated in **Shelby County, Alabama**, to-wit:

**Lot 84, according to the Map and Survey of Saddle Lake Farms, Second Addition - Phase 2, as recorded in Map Book 29, Page 26, 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.

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 19<sup>th</sup> day of June, 2002.

\_\_\_\_\_(Seal)

  
\_\_\_\_\_(Seal)  
**Envirobuild, Inc.**  
**By: Gerd Anderson**  
**Its: President**

### STATE OF ALABAMA COUNTY OF SHELBY

I, B. Christopher Battles, a Notary Public in and for said County, in said State, hereby certify that **Gerd Anderson** whose name(s) as President of Envirobuild, Inc., 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 19<sup>th</sup> day of June, 2002.

  
\_\_\_\_\_  
**Notary Public**  
My Commission Expires: 02-25-05