

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was

SEND TAX NOTICE TO:

prepared by:

R. Shan Paden

SHANE D. SCHROEDER

PADEN & PADEN

Attorneys at Law

5 Riverchase Ridge, Suite 100

Birmingham, Alabama 35244

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

Know All Men by These Presents: That in consideration of NINETY FIVE THOUSAND SEVEN HUNDRED DOLLARS and 00/100 (\$95,700.00) to the undersigned grantor, STERLING TRUST CO. FBO GARY L. THOMPSON, ROTH IRA, a company, 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 SHANE D. SCHROEDER, A MARRIED PERSON (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOTS 4, 5 AND 7 ACCORDING TO THE FINAL PLAT OF FOREST RIDGE, AS RECORDED IN MAP BOOK 31, PAGE 2, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

****SAID PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR NOR HIS SPOUSE****

SUBJECT TO:

1. TAXES FOR THE YEAR 2002 WHICH CONSTITUTE A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2003.
2. 30 FOOT BUILDING LINE ON FRONT 35 FOOT BUILDING LINE ON FRONT AND REAR AND 10 FOOT BUILDING LINE ON SIDES AS SHOWN ON THE RESTRICTIONS RECORDED IN INSTRUMENT 2003020400064510 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
3. RIGHT OF WAY TO SOUTHERN BELL TELEPHONE AND TELEGRAPH COMPANY RECORDED IN DEED BOOK 326, PAGE 577 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
4. RIGHT OF WAY TO SHELBY COUNTY RECORDED IN DEED BOOK 211, PAGE 611 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
5. EASEMENT AS SET OUT IN THAT CERTAIN DEED RECORDED IN DEED BOOK 324, PAGE 506 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
6. DECLARATION OF PROTECTIVE COVENANTS AS RECORDED IN INSTRUMENT 2003020400064610 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD Unto the said GRANTEES, their heirs and assigns, forever.

And said GRANTOR does for itself, its successors and assigns, covenant with the said GRANTEES, his, her, or their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; 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, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, STERLING TRUST CO. FBO GARY L. THOMPSON, ROTH IRA, by Stephen Mills its ASST. VP, who is authorized to execute this conveyance, has hereunto set its signature and seal, this the 21st day of March, 2003.

STERLING TRUST CO/THOMPSON ROTH IRA

Sterling Trust Company, Custodian
By: FBO: Gary L. Thompson #57092
Its: [Signature] Authorized Signature 03/21/03

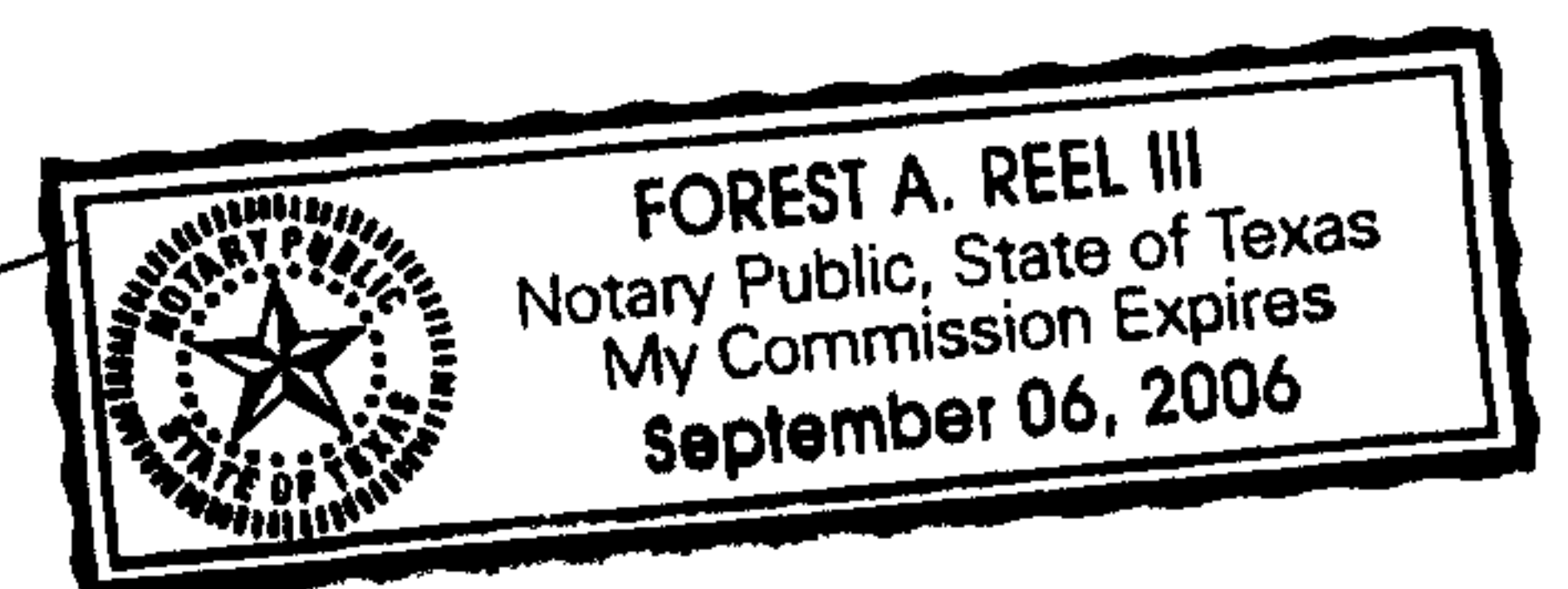
STATE OF ~~ALABAMA~~ Texas
COUNTY OF ~~SHIBBY~~ McClenny

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Stephen Mills, whose name as Asst VP of STERLING TRUST CO. FBO GARY L. THOMPSON, ROTH IRA, 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said entity.

Given under my hand this the 21st day of March, 2003.

[Signature]
Notary Public



My commission expires: Sept 6, 2006