

STATE OF ALABAMA)
JEFFERSON COUNTY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of EIGHTY THOUSAND AND NO/100 DOLLARS (\$80,000.00) to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, **SKIP DEUPREE and COMPANY, INC., an Alabama Corporation** (GRANTOR) do grant, bargain, sell and convey unto **WORTHINGTON HOMES, INC.**, the following described real estate situated in JEFFERSON COUNTY, ALABAMA to-wit:

LOTS 24, 25, 26 and 27 ACCORDING TO THE SURVEY OF COTTAGE OF SARATOGA AS RECORDED IN MAP BOOK 31, PAGE 114 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2003 WHICH DEVELOPER GUARANTTES TO GRANTEE AND NATIONAL BANK OF COMMERCE IT WILL PAY.

BUILDING LINE AND EASEMENTS AS SHOWN ON RECORD MAP.

TRANSMISSION LINE PERMIT TO ALABAMA POWER COMPANY IN DEED BOOK 98, PAGE 75 AND DEED BOOK 104, PAGE 151.

EASEMENT TO SOUTH CENTRAL BELL IN REAL BOOK 52, PAGE 81.


RESTRICTIVE COVENANTS AS RECORDED IN INST# 20030729000487000, PAGES 1-8.

MINERALS AND MINING RIGHTS NOT OWNED BY GRANTOR.

TO HAVE AND TO HOLD unto the said GRANTEE its successors and assigns forever; And said GRANTOR does for itself, its successors and assigns covenant with said GRANTEE, its successors 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 same GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR has caused this conveyance to be executed this the 7th day of AUGUST, 2003.

SKIP DEUPREE and COMPANY, INC.,
an Alabama Corporation


JAMES L. DEUPREE
ITS PRESIDENT

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, GENE W. GRAY, JR., a Notary Public, in and for said County in said State, hereby certify that JAMES L. DEUPREE, whose name as PRESIDENT of **SKIP DEUPREE and COMPANY, INC., an Alabama 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 said conveyance, he, as such officer, and with full authority, executed the same voluntarily for and as the act of said CORPORATION.

Given under my hand and official seal of office this 7th day of AUGUST, 2003.

Notary Public
Commission Expires: 11/09/06

THIS INSTRUMENT PREPARED BY:
GENE W. GRAY, JR.
2100 SOUTHBRIDGE PARKWAY,
SUITE 638
BIRMINGHAM, AL 35209
205 879 3400

SEND TAX NOTICE TO:
WORTHINGTON HOMES, INC.