

SEND TAX NOTICE TO:  
Worthington Homes, Inc.

This instrument was prepared by

Moseley & Associates, P.C.  
3800 Colonnade Parkway, Suite 630  
Birmingham, AL 35243

**CORPORATION FORM WARRANTY DEED**

**STATE OF ALABAMA**

**KNOW ALL MEN BY THESE PRESENTS:**

**COUNTY OF Shelby**

That in consideration of **One Hundred Twenty Thousand dollars & no cents (\$120,000.00)** to the undersigned grantor, Skip Deupree and Company, Inc., a corporation, in hand paid by **Worthington Homes, Inc.** hereinafter, Grantee(s) the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto the said Grantee(s) the following described real estate, situated in **Shelby County, Alabama**, towit:

**LOTS 2, 3, 4, 5, 7 & 11, 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 1, 2003 which Seller guarantees to Grantee that it will pay.**

**Building Line and Easements as set out on recorded plat.**

**Transmission line permit to Alabama Power Company recorded in Deed Book 98, Page 75 and Deed Book 104, Page 151.**

~~**Right of Way to Shelby County as recorded in Deed Book 102, Page 439**~~

**Easement to South Central Bell recorded in Real Book 52, Page 81.**

**Protective Covenants, Restrictions, Easements, Rights and Liens as recorded as Instrument Number 20030729000487000, Pages 1-8.**

**TO HAVE AND TO HOLD** To the said Grantee(s) his/her/their heirs and assigns forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee(s) his/her/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 Grantee(s) his/her/their heirs, executors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the said Grantor by its , who is authorized to execute this conveyance, has hereto set its signature and seal, this **August 13, 2003**.

**ATTEST:**

**Skip Deupree and Company, Inc.**

By: 

**JAMES L. DEUPREE**

\_\_\_\_\_  
Secretary

**STATE OF AL**  
**COUNTY OF Jefferson**

I, the undersigned, 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.**, 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, 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 this 13th day of August, 2003.

\_\_\_\_\_  
Notary Public.

**CHRISTOPHER P. MOSELEY**  
**MY COMMISSION EXPIRES 10/27/05**

(Seal)

**CORPORATION FORM WARRANTY DEED**  
**Closers' Choice**