

This document prepared by:
Law Office of John A. Gant, P.C.
200 Office Park Drive, Suite 210
Birmingham, AL 35223

Send tax notice to:
Corey L. Calvert
1817 Chandcroft Drive
Pelham, AL 35124

GENERAL WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL PERSONS BY THESE PRESENTS:

That in consideration of One Hundred Seventy Five Thousand Nine Hundred and 00/100 Dollars (\$175,900.00) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, We, KENNETH O. MAYNARD and PATRICIA A. MAYNARD, Husband and Wife, (herein referred to as GRANTORS), do grant, bargain, sell and convey unto COREY L. CALVERT and SHARON S. CALVERT, joint tenants with rights of survivorship, (herein referred to as GRANTEES), the following described real estate situated in Shelby County, Alabama:

Lot 6, according to the Survey of Chandalar South, First Sector, as recorded in Map Book 5, page 106, in the Office of the Judge of Probate of Shelby County, Alabama.

One Hundred Fifty Four Thousand Seven Hundred Ninety Two and 00/100 Dollars (\$154,792.00) of the consideration is from a purchase money first mortgage and second mortgage filed simultaneously with this deed.

Subject to all matters of public record including, but not limited to, easements, restrictions, covenants, and/or rights of way. Also subject to any and all matters visible by a survey. Title to mineral and mining rights is not warranted herein.

And we do for ourselves and for our executors and administrator covenant with said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that it is free from all encumbrances, unless otherwise noted above, that we have a good right to sell and convey the same as aforesaid, and that we are and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

Dated this the 22nd day of September, 2003.



KENNETH O. MAYNARD

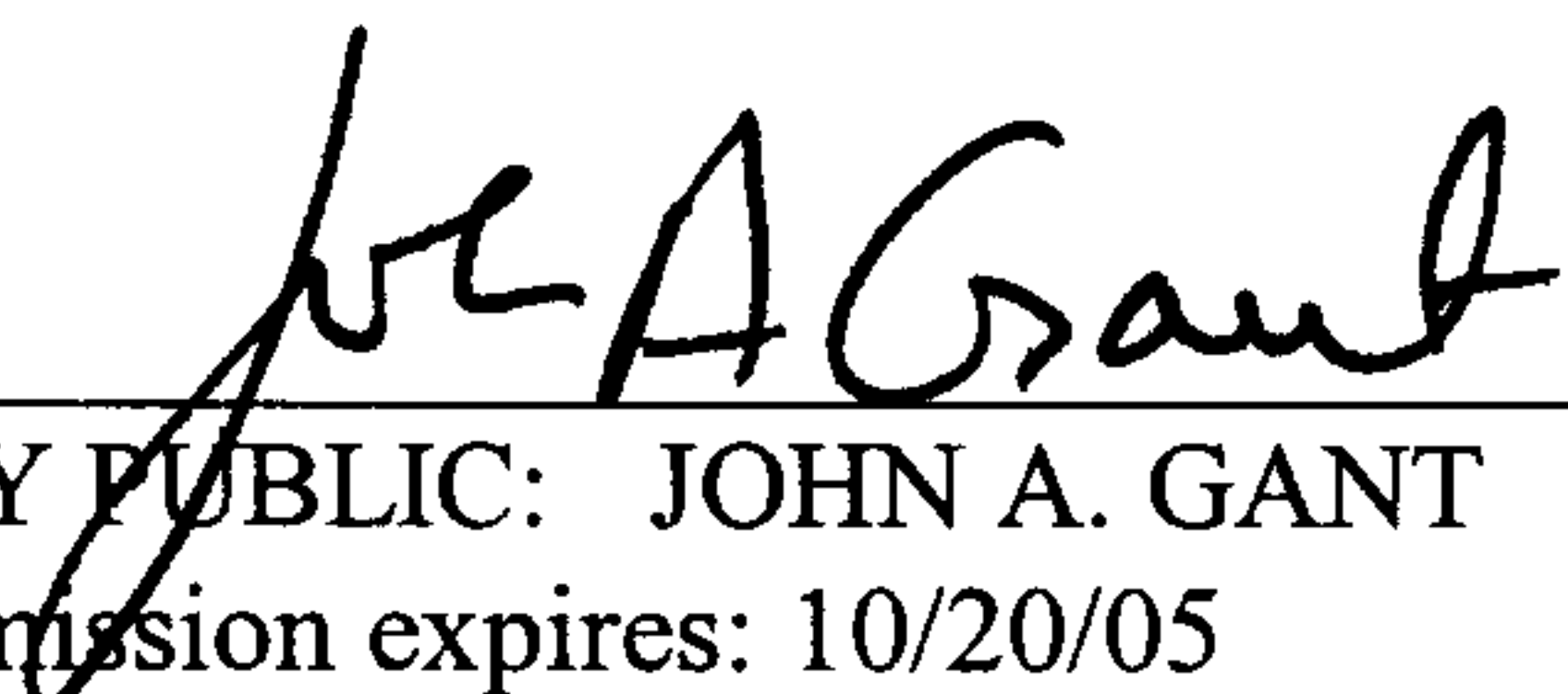


PATRICIA A. MAYNARD

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, JOHN A. GANT, a Notary Public in and for said County, in said State, hereby certify that KENNETH O. MAYNARD and PATRICIA A. MAYNARD, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 22nd day of September, 2003.



NOTARY PUBLIC: JOHN A. GANT
My commission expires: 10/20/05