

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

SEND TAX NOTICE TO:

R. Shan Paden
PADEN & PADEN
Attorneys at Law
5 Riverchase Ridge, Suite 100
Birmingham, Alabama 35244

SHIRLEY L. HENSLEY
1040 VILLAGE TRAIL
CALERA, AL 35040

STATE OF ALABAMA)
COUNTY OF SHELBY)

WARRANTY DEED

Know All Men by These Presents: That in consideration of NINETY FIVE THOUSAND THREE HUNDRED SEVENTY SIX DOLLARS and 00/100 (\$95,376.00) to the undersigned grantor, WATERFORD, L.L.C. a corporation, 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 SHIRLEY L. HENSLEY, (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 133A BEING A RESURVEY OF LOTS 133, 134, 135, 136A, 136B, 137A, 137B AND 138A WATERFORD VILLAGE SECTOR 1, IN MAP BOOK 31, PAGE 15 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR 2002 WHICH CONSTITUTE A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2003.
2. DECLARATION OF RESTRICTIONS COVENANTS AND EASEMENTS AS RECORDED IN INSTRUMENT 2000 PAGE 40215 AND AMENDED IN INSTRUMENT 2001 PAGE 12819.
3. RIGHT OF WAY TO SHELBY COUNTY AS RECORDED IN DEED BOOK 240, PAGE 36.
4. TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS PRIVILEGES AND IMMUNITIES RELATING THERETO AS RECORDED IN INSTRUMENT 1995, PAGE 1640 AND REAL 345, PAGE 744.
5. ARTICLES OF WATERFORD HOMEOWNERS ASSOCIATION AS RECORDED IN INSTRUMENT 2001, PAGE 12817.
6. A 40 FOOT EASEMENT ON THE SOUTHWESTERLY SIDE AS SHOWN BY RECORDED MAP.
7. A 8 FOOT EASEMENT ON THE NORTHEASTERLY SIDE AS SHOWN BY RECORDED MAP.

\$93,901.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

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, WATERFORD, L.L.C., by its MEMBER, CHRIS GREENE who is authorized to execute this conveyance, has hereunto set its signature and seal, this the 29th day of September, 2003.

WATERFORD, L.L.C.

By: 
CHRIS GREENE, MEMBER

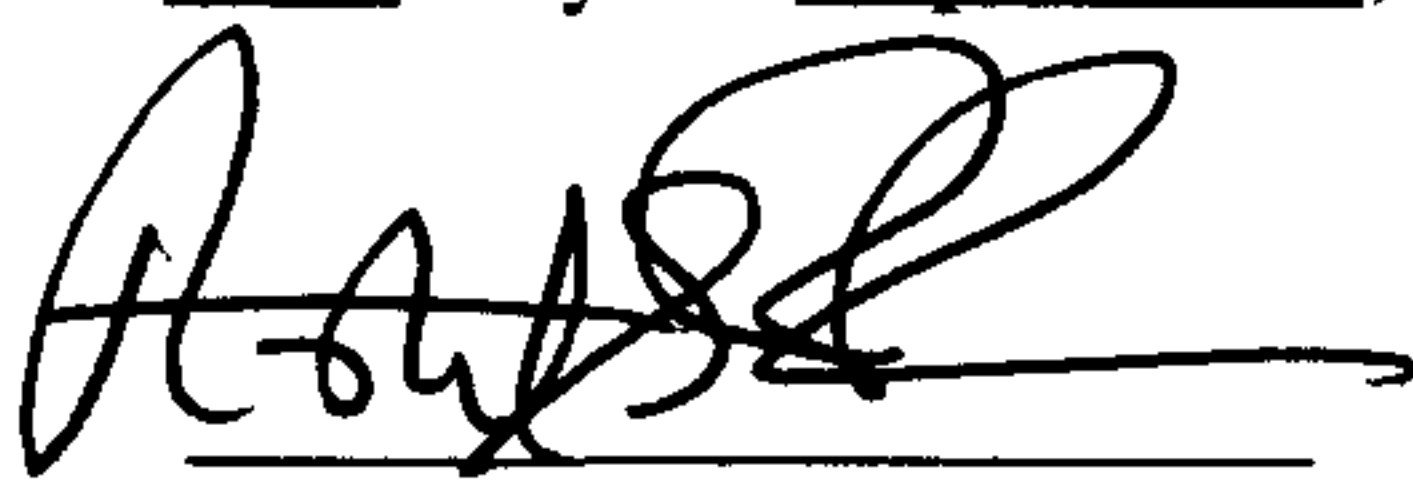
STATE OF ALABAMA)

COUNTY OF SHELBY)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that CHRIS GREENE, whose name as MEMBER of WATERFORD, L.L.C., 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 corporation.

Given under my hand this the 29th day of September, 2003.


Notary Public

My commission expires: 7/11/20