



Send Tax Notice to:

20040204000058060 Pg 1/2 15.50
Shelby Cnty Judge of Probate, AL
02/04/2004 13:03:00 FILED/CERTIFIED

Prepared By:

John R. Holliman, Esq
2491 Pelham Parkway
Pelham, Alabama 35124

P.O. Box 411
McLalla AL 35111

\$90,900.00

STATE OF ALABAMA

CORPORATION WARRANTY DEED

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ninety Thousand Nine Hundred and 00/100 to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, Builders Group, Inc., (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto Michael T. Whatley, (hereinafter referred to as GRANTEE), the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 207B according to the Survey of Amended Map of Final Plat of Camden Cove, Sector 6 as recorded in Map Book 30, Page 54, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

\$89,495.00 of the purchase price was paid from a mortgage recorded Simultaneously herewith.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for itself and its successors and assigns covenants with the said GRANTEE, his 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 they are entitled to the immediate possession

thereof; that it has a good right to sell and convey the same as
aforesaid; that it will and its successors and assigns shall,
warrant and defend the same to the said GRANTEE, their heirs and
assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has hereunto set its
signature by Thomas A. Davis its President on this the 20th
day of January, 2004.

Builders Group, Inc.

[Signature]
Thomas A. Davis, President

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county
in said state, hereby certify that Thomas A. Davis as President
of Builders Group, Inc. 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 duly
authorized officer executed the same voluntarily for and as the
act of said corporation.

Given under my hand and official seal this the 20th day of
January, 2004.

[Signature]
Notary Public

My Commission Expires:

0829-06