20040521000269360 Pg 1/2 15.00 Shelby Cnty Judge of Probate, AL 05/21/2004 09:53:00 FILED/CERTIFIED

THIS INSTRUMENT WAS PREPARED BY: Richard W. Theibert, Attorney NAJJAR DENABURG, P.C. 2125 Morris Avenue Birmingham, Alabama 35203

> SEND TAX NOTICE TO: Build-All Construction, Inc. Attn: Billy R. Gossett 2055 Highway 93 Helena, AL 35080

WARRANTY DEED

THE STATE OF ALABAMA)

: KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY

That in consideration of Six Hundred Seventy-Two Thousand and No/100, (\$672,000.00) DOLLARS, in hand paid to the undersigned, Lindsey Development Company, L.L.C., a limited liability company, (hereinafter referred to as "GRANTOR"), by Build-All Construction, Inc., a corporation, (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

Lots 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, and 524, according to the Final Plat of Stage Coach Trace, Sector 5, as recorded in Map Book 33, Page 26, in the Probate Court of Shelby County, Alabama.

SUBJECT TO:

- 1. Ad valorem taxes for the year, 2004.
- 2. Building setback line, easements, and restrictions as shown on the Final Plat of Stage Coach Trace, Sector 5, as recorded in Map Book 33, Page 26, in the Probate Court of Shelby County, Alabama.
- Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 112, Page 458, Deed Book 123, Page 430 and Deed Book 217, Page 752.
- 4. Right-of-way to Shelby County recorded in Deed Book 212, Page 598.
- Easement to Southern Natural Gas Corporation as shown by instrument recorded in Deed Book 196, Page 308.
- 6. Articles of Incorporation for Stagecoach Trace Residential Association, Inc., as recorded in Instrument #1999-6824 and amended in Instrument #2001-43416.
- 7. Restrictions and grant of easement to Alabama Power Company as recorded in Instrument #20040423000210150.

ALL of the purchase price recited above was paid from the proceeds of a purchase money mortgage executed simultaneously with delivery of this deed.

TO HAVE AND TO HOLD to the said GRANTEE, its successors and assigns forever.

And said Lindsey Development Company, L.L.C., a limited liability company, does for itself, its successors and assigns, covenant with the 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; that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

D	_		WHEREOF, th		•	. .	•	L.L.C., by
•	thorize	ed to execute t	his conveyance,	_, whose has here	-			h day of May,
Lind	sey De	evelopment C	ompany, L.L.C.					
		Date H	11/1/1/1/2/2/2/2/2/2/2/2/2/2/2/2/2/2/2/	(SE)	AL)		Shelby Cnty Jud	60 Pg 2/2 15.00 ge of Probate,AL 3:00 FILED/CERTIFIE
BY:	_	et w. Linds						
THE	STA	TE OF ALAB	AMA)					
COU	JNTY	OF JEFFERS	ON)					
	I, t	he undersigne	d authority, a N	otary Pu	blic in ar	nd for said (County in said	State, hereby
who and	se name	he as He known to me vevance, he, a	acknowledged such and as the act of	before m	e on this	is signed in the day, that, be and v	ing informed of with full author	f the contents
		ven under my	hand and officia	al seal thi	s 13th da	y of May, 2	004.	
NO	ΓARY	PUBLIC ission expires	My Commiss	ion Expire	es May 21	, 2004		