



20050207000060590 Pg 1/2 15.00
Shelby Cnty Judge of Probate, AL
02/07/2005 12:48:00 FILED/CERTIFIED

This instrument was prepared by:
HARRY W. GAMBLE
4290 Hwy 52, Suite G
Helena, Alabama 35080

Send tax notice to:
217 Country Club Park, PMB 433
Birmingham, Alabama 35213

**STATE OF ALABAMA
COUNTY OF SHELBY**

WARRANTY DEED

Know All Men by These Presents: That in consideration of **ONE HUNDRED SIXTY THOUSAND AND NO/100 DOLLARS (\$160,000.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **TIMBERLAKE DEVELOPMENT, LLC** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **THE LORRIN GROUP, LLC** (herein referred to as grantees, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lots 116, 119, 128, 114 and 129 according to the Survey of Final Plat Long Branch Estates, Phase 1, as recorded in Map Book 34, Page 66, in the Probate Office of Shelby County, Alabama.

Subject to:

- 1) Taxes and assessments for the year 2005, and subsequent years, which are not due and payable. Tax information has been based on the present assessment roles, but is subject to any future adjustments that may be made by either the Tax Assessor or the Board of Equalization of Shelby County, Alabama.
- 2) Option to purchase and Restrictions or Covenants recorded in Instrument 2004122000697420, in the Probate Office of Shelby County, Alabama, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.
- 3) Restrictions or Covenants recorded in Instrument 20040811000450550, in the Probate Office of Shelby County, Alabama, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.
- 4) Right of first offer, ingress, egress, memorandum of supply agreement and Mineral and mining rights and rights incident thereto recorded in Instrument 2000/4450, in the Probate Office of Shelby County, Alabama.
- 5) Mineral and mining rights and rights incident thereto recorded in Instrument 1997/9552, in the Probate Office of Shelby County, Alabama.
- 6) Building lines, as shown by recorded Map.
- 7) Easements, as shown by recorded map.

SUBJECT TO easements, reservations, restrictions and covenants, set back lines and rights of way, if any, of record.

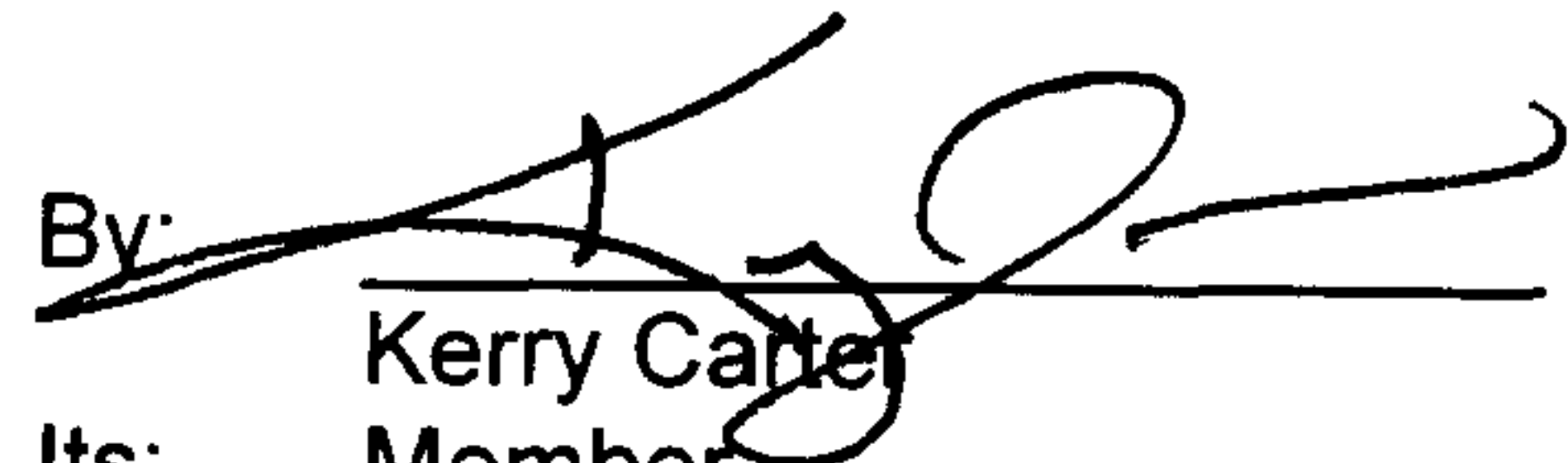
\$160,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

To Have And To Hold to the said grantees, his her or their heirs and assigns forever.

The grantor covenants and agrees with the grantees that it is seized of an indefeasible estate in fee simple of said property, and that the grantor has the lawful right to sell and convey the same in fee simple; that the grantor is executing this Deed in accordance with the Articles of Organization and Operating Agreement of Timberlake Development, LLC, which have not been modified or amended; that the property is free from encumbrances, and that the grantor will forever warrant and defend that title to the same and that the possession thereof unto the grantees, his, her or their heirs and assigns, against the lawful claims and demands of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this
4th day of February, 2005.

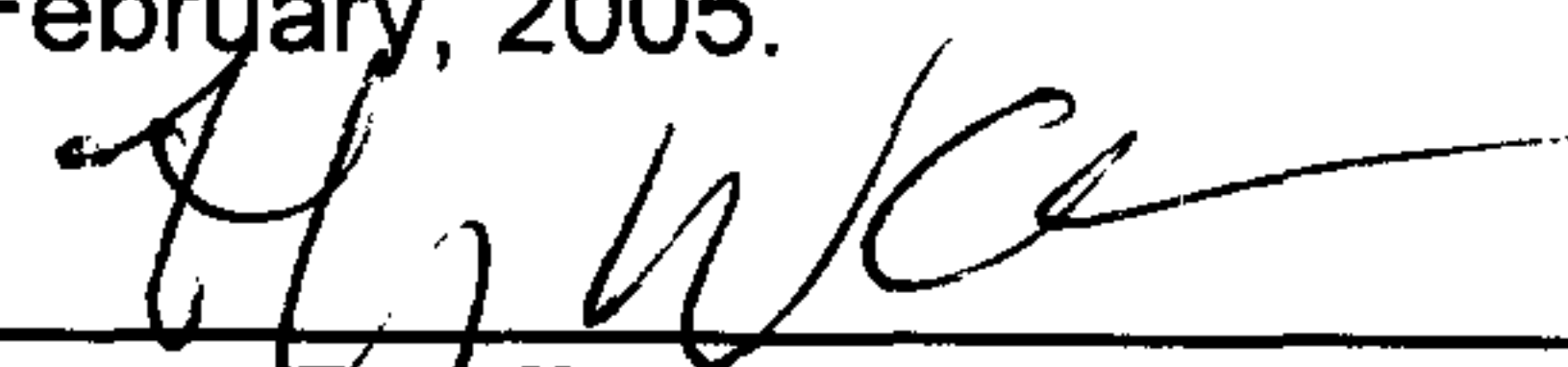
Timberlake Development, LLC

By:  (SEAL)
Kerry Carter
Its: Member

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said State and County,
hereby certify that Kerry Carter, whose name as Member of Timberlake Development,
LLC. 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, as such
officer and with full authority, he executed the same voluntarily and as the act of said
entity, on the day the same bears date.

Given under my hand and official seal this 4th day of February, 2005.


Notary Public
My Commission Expires: 3/4/08