

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, AL 35213

**STATE OF ALABAMA
COUNTY OF SHELBY**

WARRANTY DEED

Know All Men by These Presents: That in consideration of **ONE HUNDRED FORTY THOUSAND AND NO/100 DOLLARS (\$140,000.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **Petra Land Co., Inc.** (herein referred to as grantor), grant, bargain, sell and convey unto **The Lorrin Group, L.L.C.** (herein referred to as grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lots 65, 66, 67, 68, 74, 75, and 76, according to the Survey of The Meadows at Meriweather Phase 1, Second Addition, as recorded in Map Book 34, Page 92, in the Probate Office of Shelby County, Alabama.

Subject to:

- 1) Taxes and assessments for the year 2005, and subsequent years, which are not yet 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) Building line(s), as shown by recorded map.
- 3) Easement(s) as shown by recorded map.
- 4) Restrictions and Covenants recorded in Instrument 20041020000578770, 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.
- 5) Easements and Restrictions or Covenants recorded in Instrument 20040629000354890, 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.
- 6) Transmission line permit to Alabama Power, as recorded in Deed Book 101, page 557, in the Probate Office of Shelby County, Alabama.
- 7) Right of way to Shelby County, Alabama, recorded in Deed Book 200, page 463, in the Probate Office of Shelby County, Alabama.
- 8) Coal, oil, gas and other mineral interests in, to or under the land herein described are not insured.

\$140,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

To Have And To Hold to the said grantee, its successors and assigns forever.

The grantor covenants and agrees with the grantee 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 Incorporation and Bylaws of Petra Land Company, Inc., 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 grantee, its successors 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 9th day of February, 2005.

Petra Land Co., Inc.

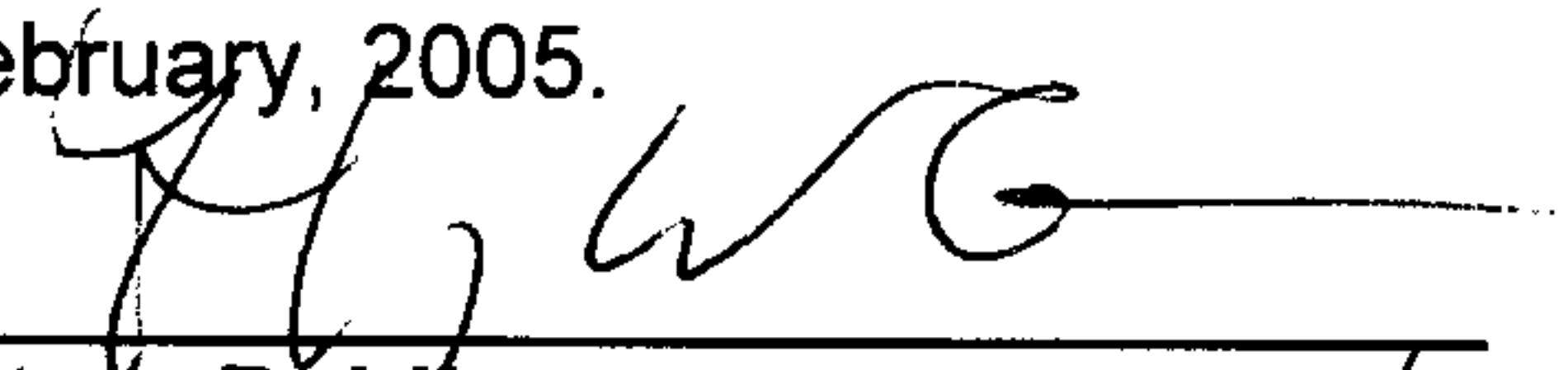
By: Christian L. Reid
Christian L. Reid
Its: Secretary

Harry Gamble

STATE OF ALABAMA
COUNTY OF SHELBY

I, HARRY W. GAMBLE, a Notary Public in said and for said County, in said State, hereby certify that **Christian L. Reid** whose name as **Secretary of Petra Land Company, 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 this conveyance, as such officer and with full authority, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of February, 2005.



Notary Public

My Commission Expires: 3/1/08