20050429000205730 1/1 \$58.00 Shelby Cnty Judge of Probate, AL

04/29/2005 11:18:41AM FILED/CERT

THIS INSTRUMENT PREPARED BY: Wallace, Ellis, Fowler & Head P O Box 587 Columbiana, AL 35051

Mr. Edward G. Abraham 601 Emerald Trace Chelsea, AL 35043

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

| STATE OF ALABAMA | KNOW ALL MEN BY THESE PRESENTS, | Shelby County, AL 04/29/2005 State of Alabama |
|------------------|---------------------------------|--|
| COUNTY OF SHELBY |) | Deed Tax: \$47.00 |

That in consideration of TWO HUNDRED THIRTY EIGHT THOUSAND NINE HUNDRED AND NO/100-------DOLLARS (\$238,900.00), to the undersigned grantor, J.D.S. HOMES, INC., a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain sell and convey unto EDWARD GEORGE ABRAHAM and wife, FAWN ABRAHAM, (herein referred to as GRANTEE), the following described real estate, situated in Shelby County, Alabama, described as follows:

Lot 33, according to the Map and Survey of Emerald Parc Phase II, as recorded in Map Book 32, Page 65, in the Office of the Judge of Probate of Shelby County, Alabama.

\$191,920.00 of the above recited purchase price was paid by a mortgage recorded simultaneously herewith.

Subject to taxes for 2005 and subsequent years, easements, restrictions, rights of way and permits of record.

TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that 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, their heirs, executors and assigns forever, against the lawful claims of all persons.

J.D.S. HOMES, INC.

Dennis Sims President

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that J. Dennis Sims, whose name as President of J.D.S. Homes, Inc., 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 as such officer, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 27 day of April, 2005.

Notary Public

My Commission Expires: 01/02/07