

RETURN TO:
JOHN W. MONROE, JR.
EMMANUEL SHEPPARD & CONDON
30 S. SPRING STREET
PENSACOLA, FL 32502
40458-108387 RFL

20050815000418590 1/1 \$36.00
Shelby Cnty Judge of Probate, AL
08/15/2005 12:15:26PM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, **EDWARDS SPECIALTIES, INC., an Alabama corporation**, for and in consideration of the sum of **NINETY EIGHT THOUSAND SEVEN HUNDRED AND NO/100 (\$98,700.00) DOLLARS**, and other good and valuable consideration, this day in hand paid to it by **ADAMS HOMES, L.L.C., an Alabama limited liability company**, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey unto the said **ADAMS HOMES, L.L.C., an Alabama limited liability company**, the following described real estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lots 7, 8 and 23, according to the map of Cedar Meadows, also a Resurvey of Lot 6, Block 1 of Mountain View Estates as recorded in Map Book 4, Page 19, in the Office of the Judge of Probate in Shelby County, Alabama, as the same is recorded in Map Book 34, Page 125, in the Office of the Judge of Probate of Shelby County, Alabama.

A portion of the consideration set forth above was paid from the proceeds of a mortgage loan closed simultaneously herewith in the amount of \$ 74,025.00.

TO HAVE AND TO HOLD THE above described real estate, together with all and singular the rights, tenements, hereditaments, appurtenances and improvements thereunto belonging, or in anywise appertaining, unto the said **ADAMS HOMES, L.L.C., an Alabama limited liability company**, and unto its successors and assigns forever.

AND THE UNDERSIGNED, Grantor, for itself, its successors and assigns, does hereby and in consideration of the premises, warrant and will forever, defend the title to the above described and hereby granted premises unto the said **ADAMS HOMES, L.L.C., an Alabama limited liability company**, its successors and assigns, from and against itself, and all persons claiming or holding under it, the said Grantor, and also against the lawful claims or demands of all persons whomsoever, covenanting that it is seized in fee thereof; that it has a good and lawful right to sell and convey the same, as aforesaid; that the same is free and clear of all encumbrances, except taxes due October 1, 2005, and subsequent years; and further excepting any easements, rights of way or restrictions pertaining to the above described property of record in the Probate Office of Shelby County, Alabama.

IN WITNESS WHEREOF, **EDWARDS SPECIALTIES, INC., an Alabama corporation**, has caused this instrument to be executed by its President on this the 31 day of May, 2005.

EDWARDS SPECIALTIES, INC.

By: Alden R. Edwards, Its President

STATE OF ALABAMA)
MADISON COUNTY)

Shelby County, AL 08/15/2005
State of Alabama

Deed Tax: \$25.00

I, the undersigned, a Notary Public in and for said county and in said state, hereby certify that, **ALDEN R. EDWARDS**, whose name as President of **EDWARDS SPECIALTIES, INC., an Alabama 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 seal this the 31 day of May, 2005.

Notary Public

My Commission Expires: 4-19-2008

This Instrument Prepared By:
JAMES G. HARRISON
STEPHENS, MILLIRONS, HARRISON & GAMMONS, P.C.
2430 I. & N DRIVE, HUNTSVILLE, ALABAMA 35801

DEED ONLY -- NO OPINION RENDERED