20051104000575480 1/1 $12.00
Shelby Cnty Judge of Probate,AL
11/04/2005 01:17:28PM FILED/CERT

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
Highland Lakes Development, Ltd. and By
Eddleman Properties, Inc.
2700 Highway 280 E, Suite 425
Birmingham, AL 35223

STATE OF ALABAMA)
: **CORRECTIVE**
COUNTY OF SHELBY) **STATUTORY WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **Fifty-Seven Thousand Five Hundred and 00/100 ($57,500.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **Sterling Companies, LLC, an Alabama limited liability company** (hereinafter referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEES, **Highland Lakes Development, Ltd. and By Eddleman Properties, Inc.,** (hereinafter referred to as GRANTEES), its successors and assigns, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

Lot 2145, according to the Map of Highland Lakes, 21st Sector, an Eddleman Community, as recorded in Map Book 30, Page 6 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, Common Area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument #1994-07111 and amended in Inst. #1996-17543 and further amended in Inst. # 1999-31095 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 21st Sector, recorded as Instrument No. 20020716000332740 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").

Subject To:
Ad valorem taxes for 2003 and subsequent years not yet due and payable until October 1, 2003. Existing covenants and restrictions, easements, building lines and limitations of record.

This deed is being corrected and re-recorded to delete an erroneous reference to Lot 1219 Highland Lakes, 12th Sector which followed the correct legal for Lot 2145 Highland Lakes 21st Sector. The erroneously referenced Lot 1219 was outside the chain of title as Lot 1219 was correctly deeded on March 14, 2002 by Sterling Companies, LLC, an Alabama Limited Liability Company to Kafi W. Terry and Timothy L. Terry by Instrument No. 2002-13223 recorded on March 20, 2002 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEES, its successors and assigns forever.

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 25 day of **October, 2005.**

Sterling Companies, LLC

Ingram D. Tynes, Member

STATE OF ALABAMA)
:
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Ingram D. Tynes, whose name as Member of Sterling Companies, LLC, an Alabama limited liability company, 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 Instrument, he as such Officer and with full authority, signed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 25th day of October, 2005.

NOTARY PUBLIC
My Commission Expires: 4/29/06

CLAYTON T. SWEENEY, ATTORNEY AT LAW