20051206000630360 1/2 \$24.00 Shelby Cnty Judge of Probate, AL 12/06/2005 10:32:07AM FILED/CERT

THIS INSTRUMENT PREPARED BY:

Parade Home Builders, Inc. 2057 Valleydale Road, Suite 200 Birmingham, AL 35244 (NO TITLE EXAMINATION PROVIDED)

STATE OF ALABAMA COUNTY OF SHELBY

SEND TAX NOTICE TO:

Arbor Place, LLC 2057 Valleydale Road, Suite 200 Birmingham, AL 35244

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration, paid to the undersigned grantor, Moiz Fouladbakhsh, an unmarried man (hereinafter referred to as "Grantor"), in hand paid by Arbor Place, LLC (hereinafter referred to as "Grantee"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto Grantee the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

SUBJECT TO: (1) Current taxes; (2) Right of way granted to Shelby County by instrument recorded in Deed Book 95, Page 503; (3) Right of way granted to State of Alabama by instrument recorded in Deed Book 252, Page 920; (4) Right of way granted to South Central Bell by instrument recorded in Deed Book 324, Page 837.

TO HAVE AND TO HOLD to the Grantee, its successors and assigns forever.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on

this the 14th day of November, 2005.

WITNESS:

Moiz Fouladbakhsh

STATE OF ALABAMA COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Moiz Fouladbakhsh, an unmarried man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 14th day of November, 2005.

Notary Bublic

NOTARY PUBLIC STATE OF ALABAMA AT LARGE her COMMISSION EXPIRES: May 6, 2007

My commission expires: A REAL PROPERTY PUBLIC UNDERWRITERS

20051206000630360 2/2 \$24.00 Shelby Cnty Judge of Probate, AL 12/06/2005 10:32:07AM FILED/CERT

EXHIBIT "A"

Commence at the Northeast corner of the SW 1/4 of the NE 1/4 of Section 5, Township 19 South, Range 1 West; thence run West along the North line of said 1/4 - 1/4 Section a distance of 661.23 feet to the point of beginning; thence continue along the last described course a distance of 367.93 feet to the Easterly right-of-way line of U.S. Highway No. 280; thence turn left 95 deg. 50 min. 15 sec. and run Southeasterly along said right-of-way line a distance of 331.56 feet; thence turn left 84 deg. 03 min. 30 sec. and run East a distance of 328.40 feet; thence turn left 89 deg. 02 min. 05 sec. and run North a distance of 330.57 feet to the point of beginning. Being situated in Shelby County, Alabama.

Shelby County, AL 12/06/2005 State of Alabama

Deed Tax:\$10.00