

Mike T. Atchison
P O Box 822
Columbiana, AL 35051

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS

SHELBY COUNTY

That in consideration of ONE HUNDRED SIX THOUSAND FIVE HUNDRED and NO/00 Dollars (\$106,500.00), and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

BAGLEY PROPERTIES, LLC

grant, bargain, sell and convey unto,

DONOVAN BUILDING LLC

the following described real estate, situated in: SHELBY County, Alabama, to-wit:

Lots 38-A, 31-A, 30-A, and 9-A according to the Survey of Ammersee Lakes, Second Sector, as recorded in map Book 36, Page 7, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

This property constitutes no part of the homestead of the grantor, or of his spouse.

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

Additional Restriction:

Single Level home must be 1300 square feet of heated area.

ALL of the above-recited consideration was paid from a first mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 19TH day of December, 2005.

BAGLEY PROPERTIES, LLC

TOM BAGLEY

AS ITS MEMBER

STATE OF ALABAMA SHELBY COUNTY

I, the undersigned authority, ASHLEY HARRISON, a Notary Public in and for said County, in said State, hereby certify that

TOM BAGLEY AS A MEMBER OF BAGLEY PROPERTIES, LLC

whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19TH day of DECEMBER 2005.

My Commission Expires: 2-20-07