20060309000111010 1/1 \$12.00 Shelby Cnty Judge of Probate, AL 03/09/2006 10:48:27AM FILED/CERT

THIS INSTRUMENT PREPARED BY: Courtney Mason & Associates, P.C. 1904 Indian Lake Drive, Suite 100 Birmingham, Alabama 35244 GRANTEE'S ADDRESS: Tower Development, Inc. P.O. Box 1928 Pelham, Alabama 35124

STATE OF ALABAMA

GENERAL WARRANTY DEED

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Fifty-Three Thousand Two Hundred and 00/100 (\$53,200.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, **Emerald Ridge, LLC, a limited liability company** (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **Tower Development, Inc., a corporation,** (hereinafter referred to as GRANTEE), its successors and assigns, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

Lots 152 and 154, according to the Survey of Emerald Ridge Sector 1, as recorded in Map Book 35, Page 143, in the Probate Office of Shelby County, Alabama.

All of the above recited purchase price was paid from a mortgage loan recorded simultaneously herewith.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

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 GRANTEE, its successors and assignsforever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S successors and assigns, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 3rd day of March, 2006.

Emerald Ridge, LLC

By: William E. Scott Member

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **William E. Scott**, whose name as **Member** of **Emerald Ridge, LLC**, a **limited liability company**, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he signed his name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 3rd day of March, 2006.

NOTARY PUBLIC

My Commission Expires:

NO TO ALABAMA OLA CONTRACTOR AT LARGE

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