20060517000234380 1/2 \$15.00 Shelby Cnty Judge of Probate, AL 05/17/2006 04:19:46PM FILED/CERT

Send Tax Notice to:

Prepared By:
John R. Holliman, Esq.
2491 Pelham Parkway
Pelham, Alabama 35124

\$816,000.00

TEBCO, TNC.

P.O. BOX 1663

PELHAM AL 35124

STATE OF ALABAMA

CORPORATION WARRANTY DEED

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Eight Hundred Sixteen Thousand And 00/100to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, BARKLEY CORNERS, LLC, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto JEBCO, Inc., (hereinafter referred to as GRANTEE), the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lots 2,3,4,5,9,20,25,27 according to the Survey of HABERSHAM PLACE as recorded in Map Book 37, Page 1 A & B, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

\$816,000.00 of the purchase price was paid from a mortgage recorded Simultaneously herewith.

Together with all and singular the tenaments, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for itself and its successors and assigns covenants with the said GRANTEE, his heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

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