

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This instrument was prepared by:

SEND TAX NOTICE TO:

R. Shan Paden  
PADEN & PADEN  
Five Riverchase Ridge  
Birmingham, Alabama 35244

KRIS ROBERT SMITH  
6000 FOREST LAKE COVE  
STERRETT, AL 35147

STATE OF ALABAMA  
COUNTY OF SHELBY

**STATUTORY WARRANTY DEED**

**Know All Men by These Presents:** That in consideration of **ONE HUNDRED EIGHTY THOUSAND DOLLARS 00/100 (\$180,000.00) DOLLARS** to the undersigned grantor, **AMERICAN HOMES AND LAND CORPORATION, Corporation**, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR, does by these presents, grant, bargain, sell and convey unto **KRIS ROBERT SMITH**, (herein referred to as GRANTEE, the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

**Lot 340 according to the Survey of Forest Lakes, Sector 4, as recorded in Map Book 33 at Page 25A, B, & C in the office of the Judge of Probate Court of Shelby County, Alabama.**

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2005 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2006.
2. SUBJECT TO MATTERS SHOWN OF RECORDED MAP BOOK 33 PAGE 25, A, B, & C.
3. EASEMENTS AND/OR RIGHTS OF WAY TO ALABAMA POWER COMPANY RECORDED IN BOOK 126, PAGE 191, BOOK 126, PAGE 323 AND BOOK 236, PAGE 829.
4. RIGHTS OF OTHERS FOR INGRESS AND EGRESS PURPOSES IN AND TO THE USE OF SHELBY COUNTY LOCATED ON INSURED PREMISES AS RECORDED IN INSTRUMENT NO. 1993-03955; 1993-03957; 1993-03959; 1993-03960; 1993-03961; 1993-03964; 1993-03965 AND 1993-03966.
5. EASEMENTS AND RIGHTS OF WAY OF RECORD, AFFECTION INSURED PREMISES.
6. TITLE TO ALL MINERALS. OIL AND GAS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES AND IMMUNITIES RELATING THERETO, AS RESERVED IN BOOK 53 AT PAGE 262 AND DEED BOOK 331, PAGE 262.
7. ANY PRIOR RESERVATION OR CONVEYANCE OF MINERALS OF EVERY KIND AND CHARACTER, INCLUDING BUT NOT LIMITED TO, OIL, GAS, SAND AND GRAVEL IN, ON AND UNDER THE SUBJECT PROPERTY.
8. LOSS OR DAMAGE BY REASON OF THE FOLLOWING:
  - A. RIGHTS OF CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS.
  - B. ENCROACHMENTS, OVERLAPS, BOUNDARY LINE DISPUTES, VARIATIONS OR SHORTAGES IN AREA OR CONTENT AND ANY OTHER MATTERS WHICH WOULD BE DISCLOSED BY AN ACCURATE SURVEY AND/OR INSPECTION OF THE PREMISES.
  - C. ROADS, STREAMS, WAYS OR EASEMENTS OR CLAIMS OR EASEMENTS NOT SHOWN BY THE PUBLIC RECORDS, RIPARIAN RIGHTS AND TITLE TO ANY

FILLED-IN LAND.

D. ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIALS HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.


E. ANY ASSESSMENT WHICH IS A LIEN, BUT NOT YET CERTIFIED TO PROPER TAX AUTHORITY.

\$180,000.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

**TO HAVE AND TO HOLD** unto the said GRANTEE, her/his heirs and assigns, forever.

IN WITNESS WHEREOF, the said **GEORGE M. VAUGHN** as **CLOSING AGENT** of **AMERICAN HOMES AND LAND CORPORATION**, has hereunto subscribed his/her name on this the 16th day of June, 2006.

**AMERICAN HOMES AND LAND CORPORATION**

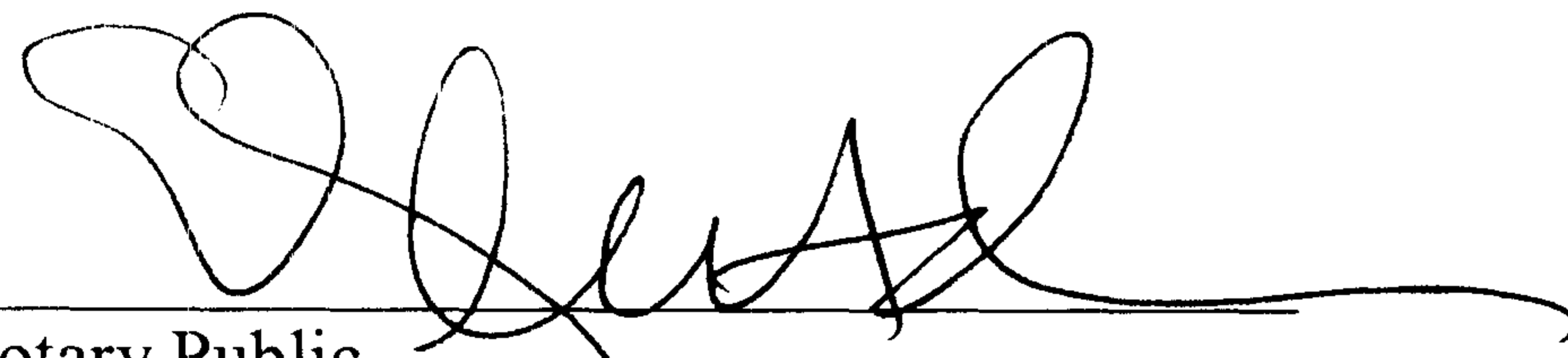
  
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**GEORGE M. VAUGHN**  
**CLOSING AGENT**

STATE OF ALABAMA)  
COUNTY OF SHELBY)

**ACKNOWLEDGEMENT**

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **GEORGE M. VAUGHN**, whose name as **CLOSING AGENT** of **AMERICAN HOMES AND LAND CORPORATION, Corporation**, 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation.

Given under my hand this the 16th day of June, 2006.

  
\_\_\_\_\_  
Notary Public

My commission expires: 9.27.09

