

STATE OF ALABAMA)

SHELBY COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Thirty-Eight Thousand and NO/100 (\$38,000.00) Dollars to the undersigned Grantor, Frontier Bank (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Kishor Patel, an unmarried man and Richard Brand, a married man and Natvarlal Umrigar, an unmarried man (herein referred to as GRANTEES), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 7, according to the Survey of Sydney's Place, as recorded in Map Book 33 Page 74 in the Probate Office of Shelby County, Alabama.

This conveyance is subject to a one (1) year statutory right of redemption.

TO HAVE AND TO HOLD, to the said GRANTEES their heirs and assigns forever; it being the intention of the parties to this conveyance that the interest in fee simple shall pass to the heirs and assigns of the GRANTEES herein.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that it is free from all encumbrances, unless otherwise noted, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever.
against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Sr. Vice President, who is authorized to execute this conveyance, has hereunto set his signature and seal this the 12th day of July, 2006.

FRONTIER BANK, a banking corporation

BY: William R. Logan
ITS: Senior Vice President

Shelby County, AL 08/18/2006
State of Alabama

Deed Tax: \$38.00

STATE OF ALABAMA)

SHELBY COUNTY)

I, Kelli Foster, a Notary Public in and for said County and said State, hereby certify that William R. Logan whose name as Senior Vice President of Frontier Bank 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, as such office and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 12th day of July, 2006.

Kelli Foster
NOTARY PUBLIC

My Commission Expires:

This document prepared by:

Please send tax notice to:

Mitchell & Graham, PC
Kishor Patel and Richard Brand and Natvarlal Umrigar
803 3rd St. S. W.
P. O. Drawer 307
Childersburg, Alabama 35044

Kelli Foster
Notary Public
My Commission Expires
1/18/2009