

Send tax notice to:  
Brook South Builders, Inc.  
349 Vesclub Drive  
Birmingham, Alabama 35216  
File No. 06-240

This instrument prepared by  
James R. Moncus, Jr.,  
Attorney at Law  
1313 Alford Avenue  
Birmingham, Alabama 35226

STATE OF ALABAMA  
JEFFERSON COUNTY

86,000.00  
Value

WARRANTY DEED

Shelby County, AL 12/12/2006  
State of Alabama

Deed Tax: \$86.00

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars and other good and valuable consideration (\$10.00), in hand paid to the undersigned, Jim W. Bailey, An Unmarried Man, (hereinafter referred to as the "Grantor") by Brook South Builders, Inc., an Alabama Corporation, (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto the Grantee the following described real estate situated in Shelby County, Alabama, to-wit:

**Lot 1, according to the Survey of Bailey's Add to Riverchase, as recorded in Map Book 28, Page 19, in the Probate Office of SHELBY County, ALABAMA.**

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2007.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat.
4. Mineral and mining rights not owned by the Grantor herein described.

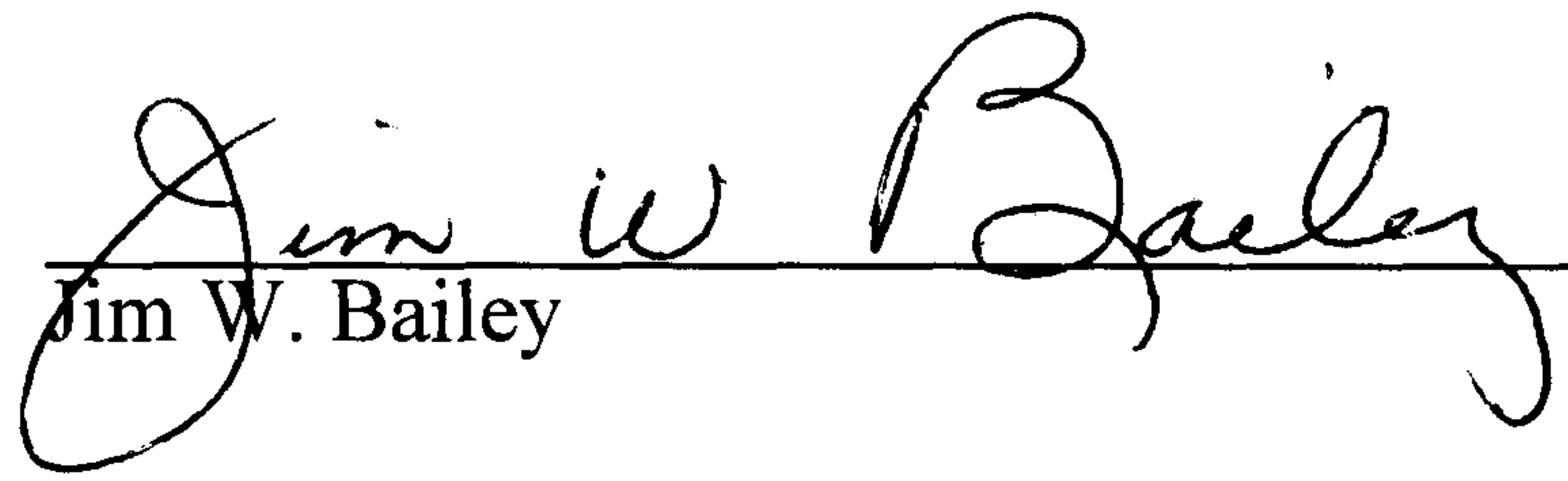
TO HAVE AND TO HOLD unto the Grantee, their heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, their heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises, that the premises are free from all encumbrances except as aforesaid, 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 Grantee, their heirs, executors, administrators and assigns, forever, against the lawful claims of all persons.



20061212000601860 2/2 \$100.00  
Shelby Cnty Judge of Probate, AL  
12/12/2006 12:28:52PM FILED/CERT

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 16th day of  
November, 2006.

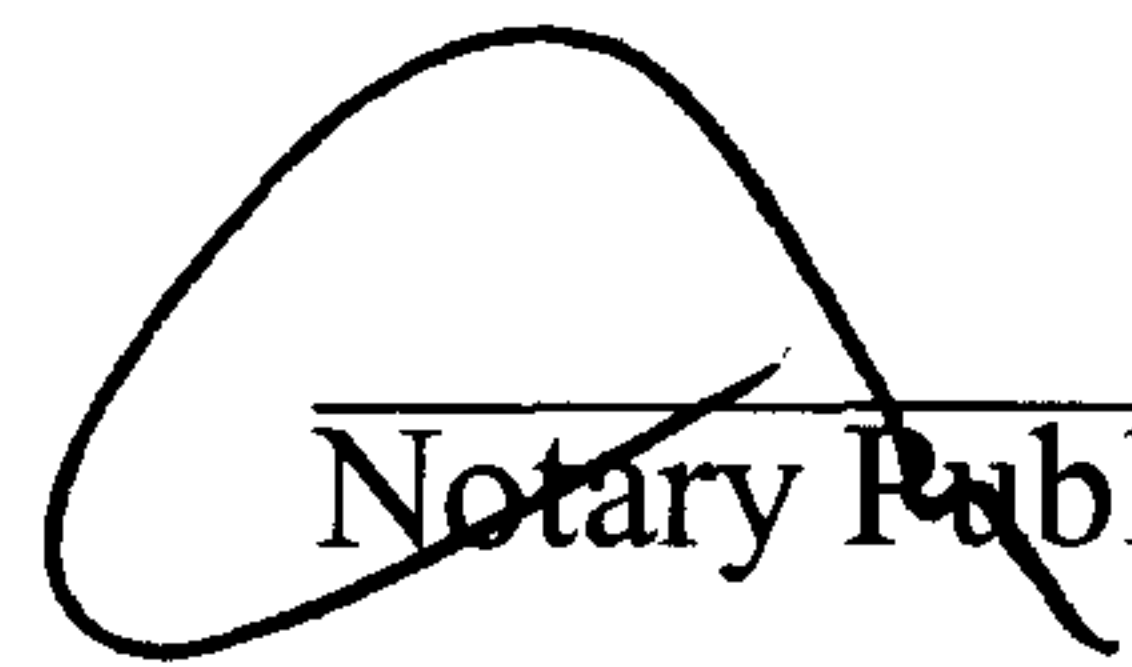
  
\_\_\_\_\_  
Jim W. Bailey

STATE OF ALABAMA     )  
JEFFERSON COUNTY    )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Jim W. Bailey, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 16th day of November, 2006.



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

My Commission expires: February 23, 2008