20070222000080250 1/2 $24.00
Shelby Cnty Judge of Probate,AL
02/22/2007 08:05:29AM FILED/CERT

Send Tax Notice to:
6280 Hwy 13
Helena AL 35080

$10,000

Prepared By
Holliman & Shockley
2491 Pelham Pkwy
Pelham, Al 35124

STATE OF ALABAMA

CORPORATION WARRANTY DEED

Shelby County, AL 02/22/2007
State of Alabama

Deed Tax:$10.00

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, RSR DEVELOPMENT, LLC, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto Crescent City Homes, Inc., (hereinafter referred to as GRANTEE), the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 488 according to the Survey of STONEYKIRK @ BALLANTRAE, PHASE IV as recorded in Map Book 37, Page 16, 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.

$280,000.00 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,

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warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF,the undersigned has hereunto set its signature by its on this the 8th day of FEB., 2007.

RSR DEVELOPMENT, LLC

SEAN DASSAU, MEMBER

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that SEAN DASSAU as MEMBER of RSR DEVELOPMENT, LLC 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, as such duly authorized officer executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 8th day of FEB., 2007.

Notary Public

My Commission Expires:
08/29/10

HOLLIMAN & SHOCKLEY
ATTORNEYS AT LAW
2491 PELHAM PARKWAY
PELHAM, ALABAMA 35124