

STATE OF ALABAMA)
)
SHELBY COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that in consideration of **One Hundred Eighty Three Thousand Six Hundred & no/100 Dollars (\$183,600.00)** to the undersigned grantor, in hand paid by the grantee herein, and other good and valuable consideration, the receipt whereof is acknowledged, **MOBLEY DEVELOPMENT, INC.**, an Alabama corporation (herein referred to as "Grantor"), grants, bargains, sells and conveys unto **DON MARTIN CONSTRUCTION CO., INC.**, an Alabama corporation (herein referred to as "Grantee"), the following described real estate, situated in Shelby County, Alabama to wit:

Lot 1642, 1645, 1646 and 1647, according to the Survey of Strathaven at Ballantree, Phase 2, as recorded in Map Book 41, Page 51, in the Probate Office of Shelby County, Alabama.

TOGETHER WITH all improvements thereon and appurtenances thereto belonging or in anywise appertaining, and all right, title and interest of Grantor in and to any and all roads, alleys and ways bounding said property.

SUBJECT TO AND EXCEPT FOR:

1. Ad Valorem Taxes for the current tax year, a lien but not yet due and payable.
2. Easements and building lines as shown on recorded map.
3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto not owned by the Grantor.
4. Restrictions appearing of record in Instrument No. 2009-27621.

NOTE: All of the above stated consideration was paid with the proceeds of a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, its successors and assigns forever.

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20090729000290970 2/2 \$15.00
Shelby Cnty Judge of Probate, AL
07/29/2009 03:13:04 PM FILED/CERT

IN WITNESS WHEREOF, the said Grantor by its President, J. Steven Mobley, who is authorized to execute this conveyance, has executed this instrument, this the 28 day of July, 2009.

Mobley Development, Inc.

By: J. Steven Mobley
Name: **J. Steven Mobley**
Title: **President**

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **J. Steven Mobley** whose name as the President of **Mobley Development, Inc.**, an Alabama 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this 28 day of July, 2009.

Jennifer L. Luma
Notary Public
My Commission Expires: _____

MY COMMISSION EXPIRES OCTOBER 2, 2012

THIS INSTRUMENT PREPARED BY:

James E. Vann
Sirote & Permutt, P.C.
2311 Highland Avenue South
Birmingham, AL 35205
(205) 930-5484

SEND TAX NOTICE TO:

Don Martin Construction Co., Inc.
P.O. Box 601
Saginaw, Alabama 35137