

THIS INSTRUMENT PREPARED BY:
BARNES, TUCKER & BARNES, P.C.
8028 PARKWAY DRIVE
LEEDS, ALABAMA 35094

Send tax notice to:

ERIC M. ROBBINS and SHARON
K. ROBBINS
1099 GREYSTONE COVE DRIVE
BIRMINGHAM, AL 35242

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State Of Alabama
SHELBY County

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Four Hundred Twenty Thousand and 00/100 Dollars (\$420,000.00) to the undersigned Grantor, CORBIN, INC., a corporation and SPRINGHILL INVESTMENTS, LLC, a limited liability company (herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto ERIC M. ROBBINS and SHARON K. ROBBINS for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate real estate situated in SHELBY County, Alabama, to-wit:

LOT 44, ACCORDING TO THE MAP OR SURVEY OF THE COVE AT GREYSTONE, PHASE II, AS RECORDED IN MAP BOOK 29, PAGE 136 A & B, AS RECORDED IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

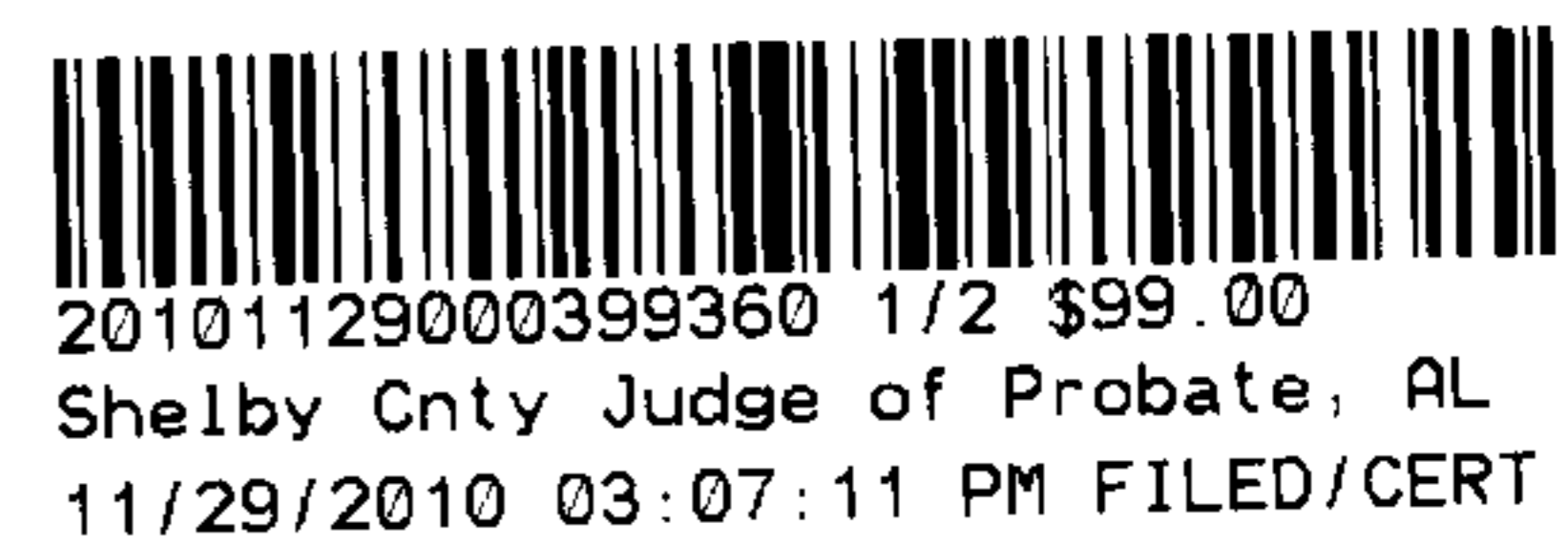
\$336,000.00 of the purchase price received above was paid from a purchase money mortgage loan closed simultaneously herewith.

SUBJECT TO:

1. Taxes for the year 2011 and subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
3. Mineral and mining rights, if any.
4. Agreement recorded in Instrument No. 1999-24249.
5. Easement to Alabama Power Company as recorded in Instrument No. 2000-11841.
6. Articles of Incorporation of The Cove of Greystone Homeowner's Association, INC. recorded in Instrument No. 1995-35677 and 1998-38837 and 1998-38838.
7. Subject to covenants, conditions and restrictons as set forth in the document recorded in Instrument No. 1998-38836, Instrument No. 198-38838 and Instrument No. 198-41636
8. Easement recorded in Instrument No. 1998-18416
9. Building and setback lines of 50 feet as recorded in Map Book 29, page 136
10. Building and setback line of 15 feet as recorded in Map book 29, page 136
11. Restrictions and covenants as recorded in Instrument No. 2003-32312

TO HAVE AND TO HOLD to the said GRANTEEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion..

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said Grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a



CORPORATION FORM WARRANTY DEED
to ERIC M. ROBBINS and SHARON K. ROBBINS
November 4th, 2010

good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor by its , who is authorized to execute this conveyance, hereto set its signature and seal this the 4th day of November, 2010.

CORBIN, INC.

SPRING HILL INVESTMENTS, LLC

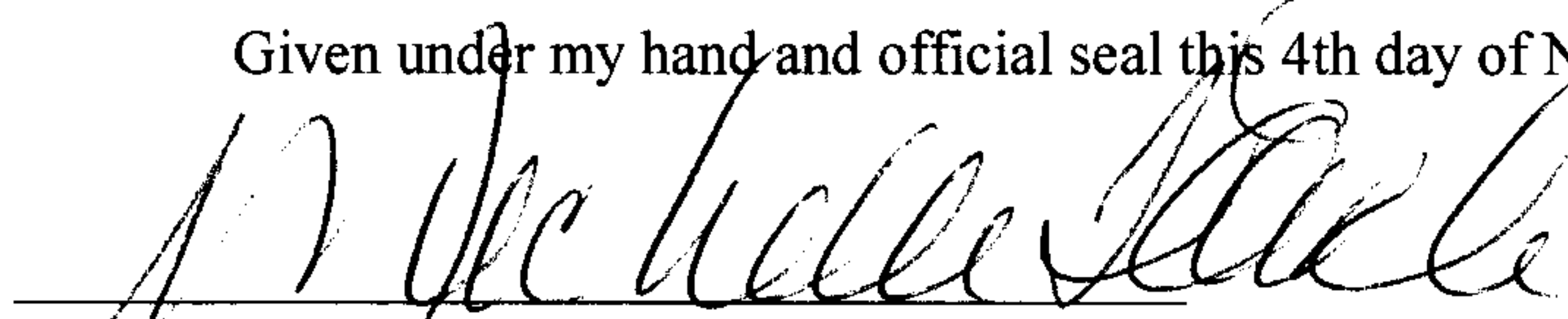

BY: JAMES CORBIN FERGUSON
PRESIDENT


BY: A. TYLER HOKANSON
MEMBER

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that JAMES CORBIN FERGUSON, PRESIDENT of CORBIN, INC., a 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 4th day of November, 2010.


NOTARY PUBLIC

My Commission Expires: 11-4-10

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that A. TYLER HOKANSON, MEMBER of SPRING HILL INVESTMENTS, LLC, a limited liability company 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand and official seal this 4th day of November, 2010.


NOTARY PUBLIC

My Commission Expires: 11-4-10



20101129000399360 2/2 \$99.00
Shelby Cnty Judge of Probate, AL
11/29/2010 03:07:11 PM FILED/CERT