

Shelby Cnty Judge of Probate, AL 05/25/2012 03:58:39 PM FILED/CERT

THIS INSTRUMENT PREPARED BY:

W. Harold Parrish, Jr.
Leitman, Siegal, Payne & Campbell, P.C.
420 North 20th Street, Suite 2000
Birmingham, Alabama 35203

SEND TAX BILL TO:

D.R. Horton, Inc. – Birmingham 3570 Grandview Parkway, Suite 100 Birmingham, Alabama 35243

GENERAL WARRANTY DEED

STATE OF ALABAMA)	
SHELBY COUNTY)	•

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), in hand paid and other good and valuable consideration to the undersigned grantor, LACEY'S GROVE PARTNERS, LLC, an Alabama limited liability company ("Grantor"), in hand paid by D.R. HORTON, INC. – BIRMINGHAM, an Alabama corporation ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby grant, bargain, sell and convey unto Grantee all of its right, title and interest in and to that certain real estate (the "Property") situated in Shelby County, Alabama, to-wit:

Lots 146, 149, and 167 according to the Survey of Lacey's Grove Phase 2, as recorded in Map Book 38, Page 19, in the Probate Office of Shelby County, Alabama.

Subject, however, to those matters which are set forth on Exhibit "A" which is attached hereto and incorporated herein by reference (the "Permitted Encumbrances").

TO HAVE AND TO HOLD the Property unto Grantee, its successors and assigns forever.

And Grantor does, for itself, its successors and assigns, represent and warrant and covenant with said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of said Property; that said Property is free from all encumbrances other than the Permitted Encumbrances; that Grantor has a good right to sell and convey the same as aforesaid; and that Grantor, and its successors and assigns will warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons whomsoever.



Shelby Cnty Judge of Probate, AL 05/25/2012 03:58:39 PM FILED/CERT

IN WITNESS WHEREOF, Grantor has caused this Deed to be properly executed on this the <u>12</u> day of May, 2012.

GRANTOR: LACEY'S GROVE PARTNERS, LLC, an Alabama limited liability company By: Name: Member Its: Humorized STATE OF ALABAMA COUNTY OF JEFFERSON) I, the undersigned, a Notary Public in and for said County in said State, hereby certify , whose name as Authorized Member of that Tames 1: LACEY'S GROVE PARTNERS, LLC, an Alabama 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 Allowated Member and with full authority, executed the same voluntarily for and as the act of said limited liability company. Given under my hand and official seal this the Line day of May, 2012.

Notary Public

My Commission Expires: 4-11-13

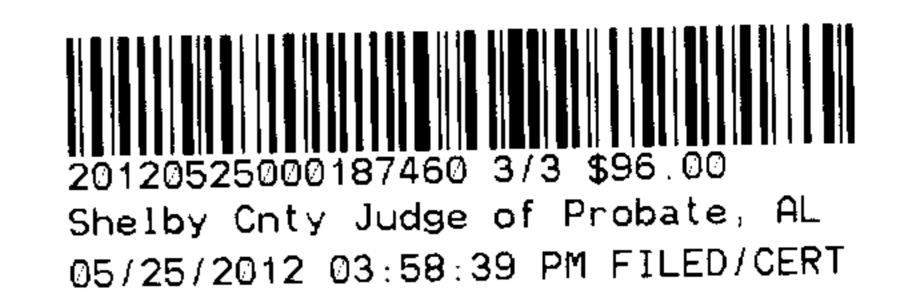


EXHIBIT "A"

PERMITTED ENCUMBRANCES

- 1. Taxes and assessments for the year 2012 and subsequent years, which are not yet due and payable.
- 2. Building lines, easements and restrictions as shown on the Survey of Lacey's Grove Phase 2 as recorded in Map Book 38, page 19, in the Probate Office of Shelby County, Alabama.
- 3. Lacey's Grove Declaration of Covenants, Conditions and Restrictions as recorded in Instrument 20051013000532900, Amendment #1 to Declaration of Covenants, Conditions and Restrictions as recorded in Instrument 20061221000621000, in the Probate Office of Shelby County, Alabama.
- 4. Transmission line permit to Alabama Power Company, recorded in Deed Volume 102, page 266, Deed Volume 102, page 264 and Deed Volume 102, page 265, in the Probate Office of Shelby County, Alabama.
- Right of way to Shelby County, recorded in Deed Volume 154, page 501 and Deed Volume 154, page 499, in the Probate Office of Shelby County, Alabama.
- Easement to Alabama Power Company recorded in Instrument 20050803000393820 and Instrument 20061212000601470, in the Probate Office of Shelby County, Alabama.
- 7. Mineral and mining rights and rights incident thereto recorded in Deed Book 106, page 565, in the Probate Office of Shelby County, Alabama.

Shelby County, AL 05/25/2012 State of Alabama Deed Tax:\$78.00