

**This instrument was prepared by:**

John L. Hartman, III  
P. O. Box 846  
Birmingham, Alabama 35201

**Send Tax Notice To:**

NSH CORP.  
3545 Market Street  
Hoover, AL 35226

**CORPORATION STATUTORY FORM WARRANTY DEED**

STATE OF ALABAMA  
COUNTY OF SHELBY

That in consideration of Three Hundred Thousand and No/100 (\$300,000.00) Dollars to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, **NSH CORP.**, an Alabama corporation, (herein referred to as Grantor) does hereby grant, bargain, sell and convey unto **HIGHPOINTE HOMES, LLC**, (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

See attached Exhibit "A"


TO HAVE AND TO HOLD unto the said grantee, its successors and assigns forever.

And said Grantor does hereby covenant with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it shall warranty and defend the same against the lawful claims and demands of all persons claiming by, through, or under it, but against none other.

IN WITNESS WHEREOF, the said Grantor, NSH Corp., by Robert L. Holman, its Executive Vice President, who is authorized to execute this conveyance, has hereto set its signature and seal this 31<sup>st</sup> day of January, 2014.

Shelby County, AL 02/04/2014  
State of Alabama  
Deed Tax: \$300.00

NSH CORP.


By:   
Robert L. Holman, Executive Vice President


STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert L. Holman, whose name as Executive Vice President of NSH Corp., 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 and official seal this 31<sup>st</sup> day of January, 2014.

My Commission Expires:  
08/04/2017

  
Notary Public

  
20140204000031160 1/2 \$317.00  
Shelby Cnty Judge of Probate, AL  
02/04/2014 10:05:32 AM FILED/CERT



## **EXHIBIT "A"**

Lots 104, 105, 106, 107, 108 and 109, according to the Survey of Kirkman Preserve, Phase 1B, as recorded in Map Book 43, Page 140, in the Probate Office of Shelby County, Alabama.

1. Taxes for the current year not yet due and payable;
2. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including release of damages, are not insured herein;
3. Right-of-way granted to Alabama Power Company recorded in Deed Book 101, Page 570; Deed Book 187, Page 372; Deed Book 194, Page 336; Deed Book 197, Page 387; Deed Book 217, Page 750; Deed Book 220, Page 67 (Shelby County) and Volume 6271, Page 463 (Jefferson);
4. Rights of others in and to the use of easement for ingress, egress and utilities reserved in Deed Book 201, Page 363 and Deed Book 201, Page 365;
5. Right-of-way granted to Shelby County recorded in Deed Book 216, Page 22 to Page 26 and Deed Book 218, Page 262; Rights of others in and to the use of easements for ingress, egress and utilities reserved in Deed Book 331, Page 329; Inst. No. 1993-31528 and Inst. No. 1993-31529;
6. Terms, agreements and right of way to Alabama Power Company as recorded in Inst. No. 20050803000391990;
7. Riparian and other rights created by the fact that the subject property fronts on Moon Glow Lake, pond and streams;
8. Easement to Alabama Gas Company and mineral and mining rights incident thereto recorded in Real Volume 3192, Page 293 in the Probate Office of Jefferson County, Alabama;
9. Declaration of Covenants, Conditions and Restrictions as recorded in Inst. No. 20140204000031140.



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