

Reli Settlement Solutions, LLC
3595 Grandview Parkway Ste. 275
Birmingham, AL 35243

Send tax notice to:
Cerberus SFR Holdings III, L.P.
1850 Parkway Place, Suite 900
Marietta, GA 30067
BLD1900058

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243

State of Alabama
County of Shelby

20190703000240680
07/03/2019 03:08:06 PM
DEEDS 1/2

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **One Hundred Eighty Five Thousand and 00/100 Dollars (\$185,000.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Nicholas Arvin and Kristen Arvin, husband and wife**, whose mailing address is 1536 Seminole Cir., Alabaster, AL 35007 (hereinafter referred to as "Grantor"), by **Cerberus SFR Holdings III, L.P.** (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, **the address of which is 1440 Alexander Ct., Alabaster, AL 35007**, to-wit:

Lot 37, according to the Survey of Kingwood as recorded in Map Book 6, Page 40, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2019 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS
OF RECORD.

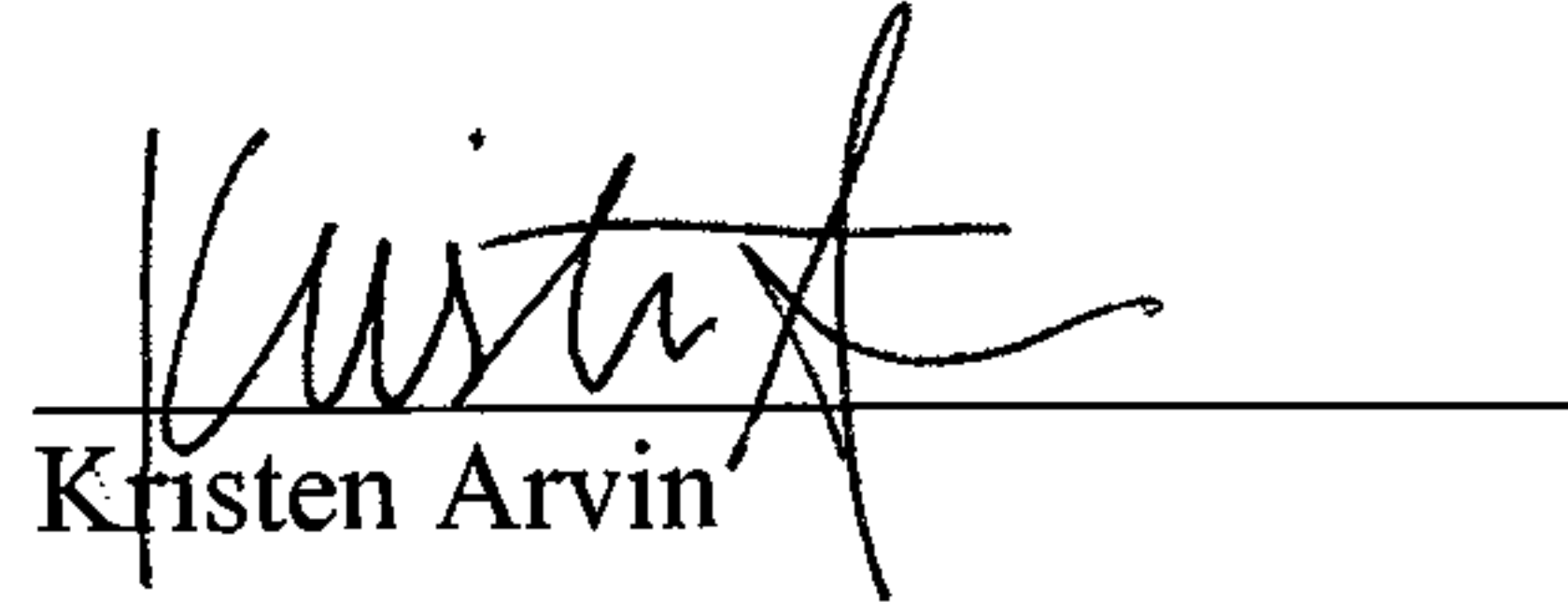
The Grantor does for himself/herself, his/her heirs and assigns, covenant with Grantee, his/her heirs, executors, administrators and assigns, that he/she is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he/she has a good right to sell and convey the same as aforesaid; and that he/she will, and his/her heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her/his heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantors have set their signatures and seals on this, the 3rd day of July, 2019.




Nicholas Arvin



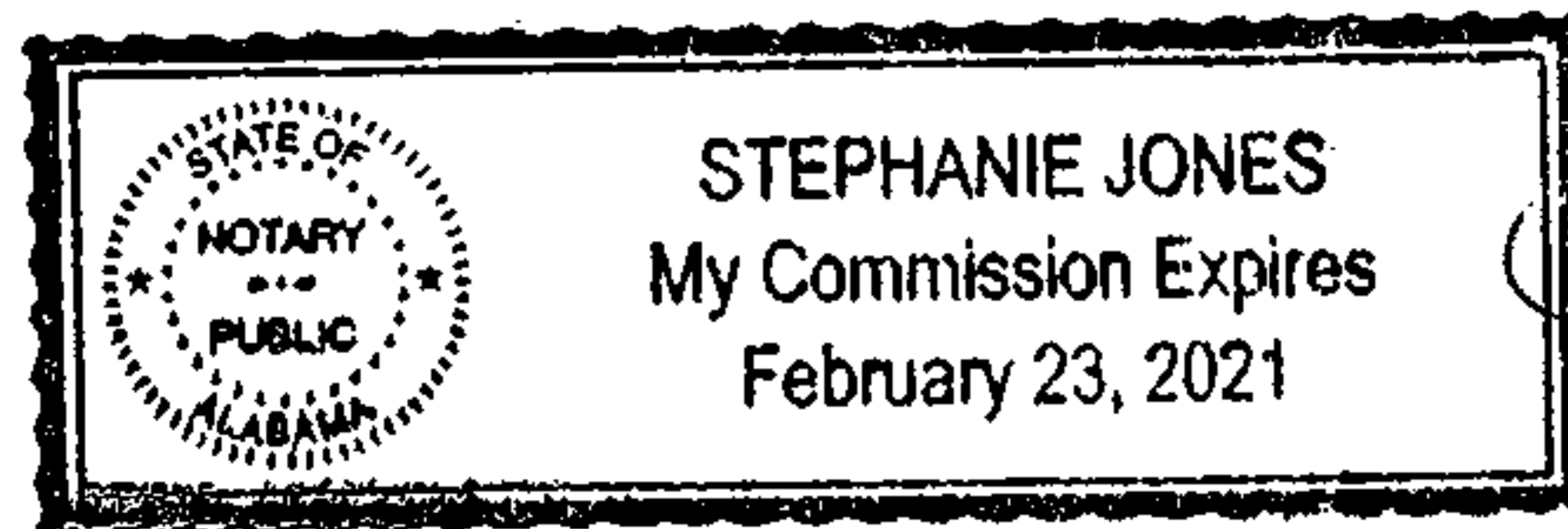
Kristen Arvin

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nicholas Arvin and Kristen Arvin, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they executed the same voluntarily on the day the same bears date.

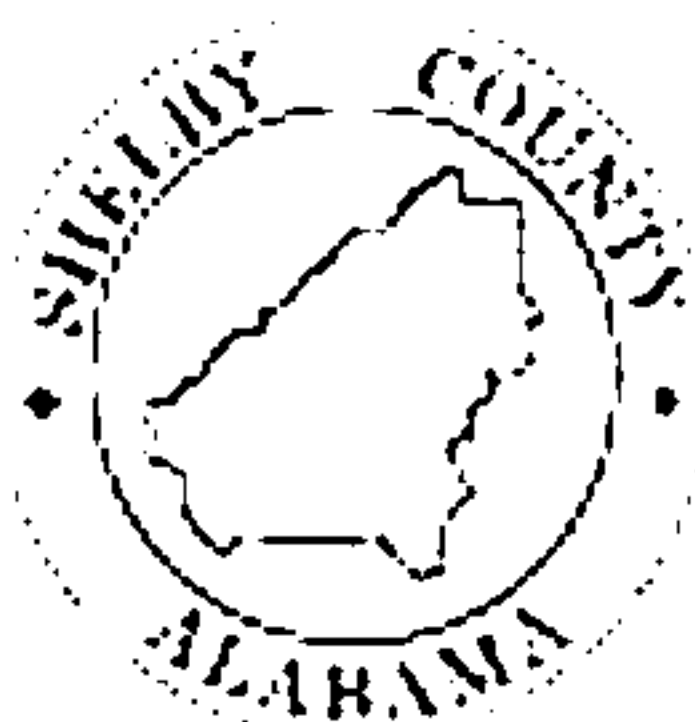
Given under my hand and official seal this, the 3rd day of July, 2019. 

(Notary Seal)




Notary Public

Print Name: Stephanie Jones
Commission Expires: 2/23/21



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/03/2019 03:08:06 PM
\$203.00 CHARITY
20190703000240680

