

Send tax notice to:
PETER KOLODZIEJ
3343 RIVER CREST DRIVE SOUTH
HELENA, AL, 35080


This instrument prepared by:
Charles D. Stewart, Jr.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA

2013473

SHELBY COUNTY

WARRANTY DEED


20131004000399680 1/2 \$53.50
Shelby Cnty Judge of Probate, AL
10/04/2013 01:05:27 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Eighty-One Thousand Nine Hundred Forty-Seven and 00/100 Dollars (\$181,947.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, ADAMS HOMES, LLC, A LIMITED LIABILITY COMPANY **whose mailing address is: 3000 GULF BREEZE PKWY, GULF BREEZE, FL 32563** (hereinafter referred to as "Grantor") by PETER KOLODZIEJ **whose mailing address is: 3343 RIVERCREST DR SOUTH, HELENA, AL 35080** (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 2055, OLD CAHABA PHASE V, 4TH ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 37, PAGE 136, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2012 WHICH CONSTITUTES A LIEN BUT ARE NOT DUE AND PAYABLE UNTIL OCTOBER 1, 2013.
2. RESTRICTIONS, LIMITATIONS AND CONDITIONS AS SET OUT IN PLAT BOOK 37, PAGE 62, IN THE PROBATE OFFICE OF SHELBY ALABAMA.
3. BUILDING SETBACK LINE OF 20 RESERVED FROM RIVER CREST DRIVE (NORTH) AND RIVER CREST DRIVE (SOUTH), AS SHOWN PER PLAT.
4. UTILITY EASEMENTS AS SHOWN BY RECORDED PLAT, INCLUDING, 10 FEET ALONG THE NORTHWESTERLY SIDE.
5. TRANSMISSION LINE PERMIT(S) GRANTED TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT(S) RECORDED IN DEED BOOK 134, PAGE 85, DEED BOOK 131, PAGE 447, DEED BOOK 257, PAGE 213, REAL VOLUME 46, PAGE 69, AND DEED BOOK 230, PAGE 113, IN PROBATE OFFICE.
6. EASEMENT(S) GRANTED TO SHELBY COUNTY AS SET OUT IN DEED BOOK 155, PAGE 331, DEED BOOK 155, PAGE 425, REAL BOOK 2, PAGE 16, AND DEED BOOK 156, PAGE 203, IN THE PROBATE OFFICE.
7. TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES AND IMMUNITIES RELATING THERETO, INCLUDING RIGHTS SET OUT IN BOOK 15, PAGE 415, BOOK 61, PAGE 164, REAL VOLUME 133, PAGE 277, AND REAL VOLUME 321, PAGE 629, IN PROBATE OFFICE.

\$145,557.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the said Grantee(s) as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

IN WITNESS WHEREOF, the said Grantor, ADAMS HOMES. LLC, by its, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 19th day of September, 2013.

By: _____

ADAMS HOMES. LLC

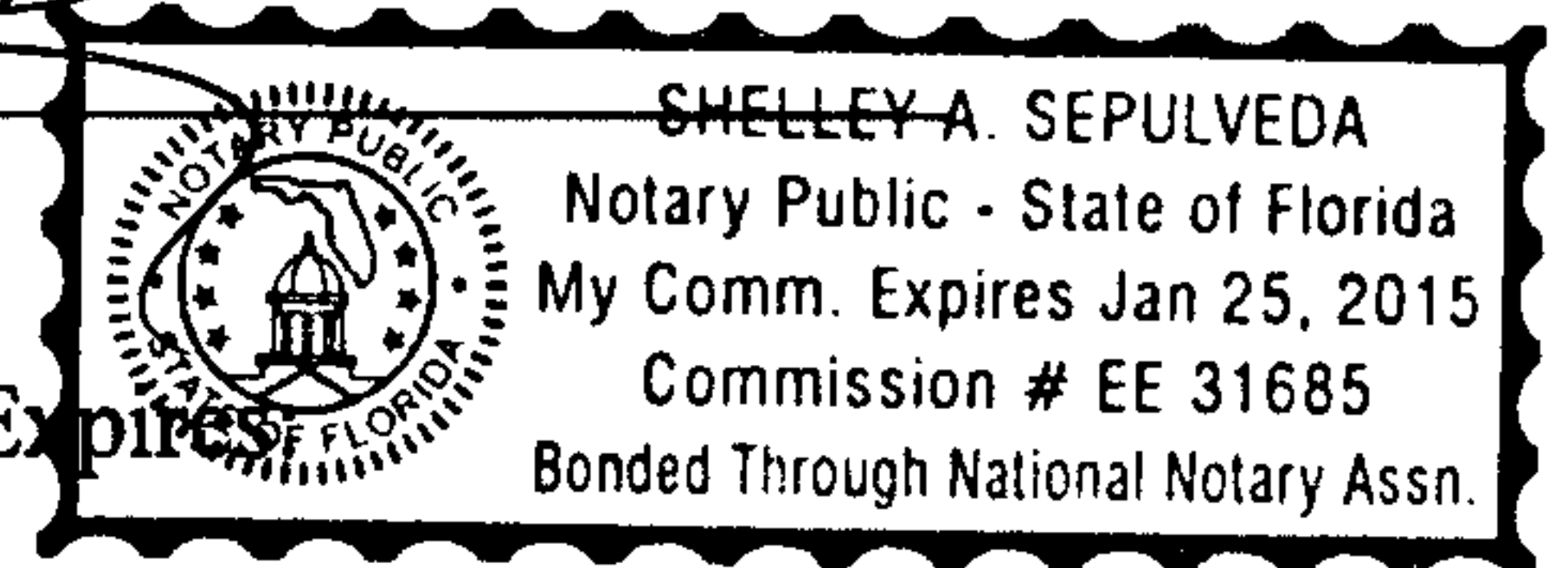
ITS

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, whose name as of ADAMS HOMES. LLC, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument and with full authority, he executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 19th day of September, 2013.

Notary Public
Print Name:
Commission Expires



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