

Send tax notice to:
JOSHUA ELLIOTT
408 ROCK VIEW TRAIL
MAYLENE, AL, 35114

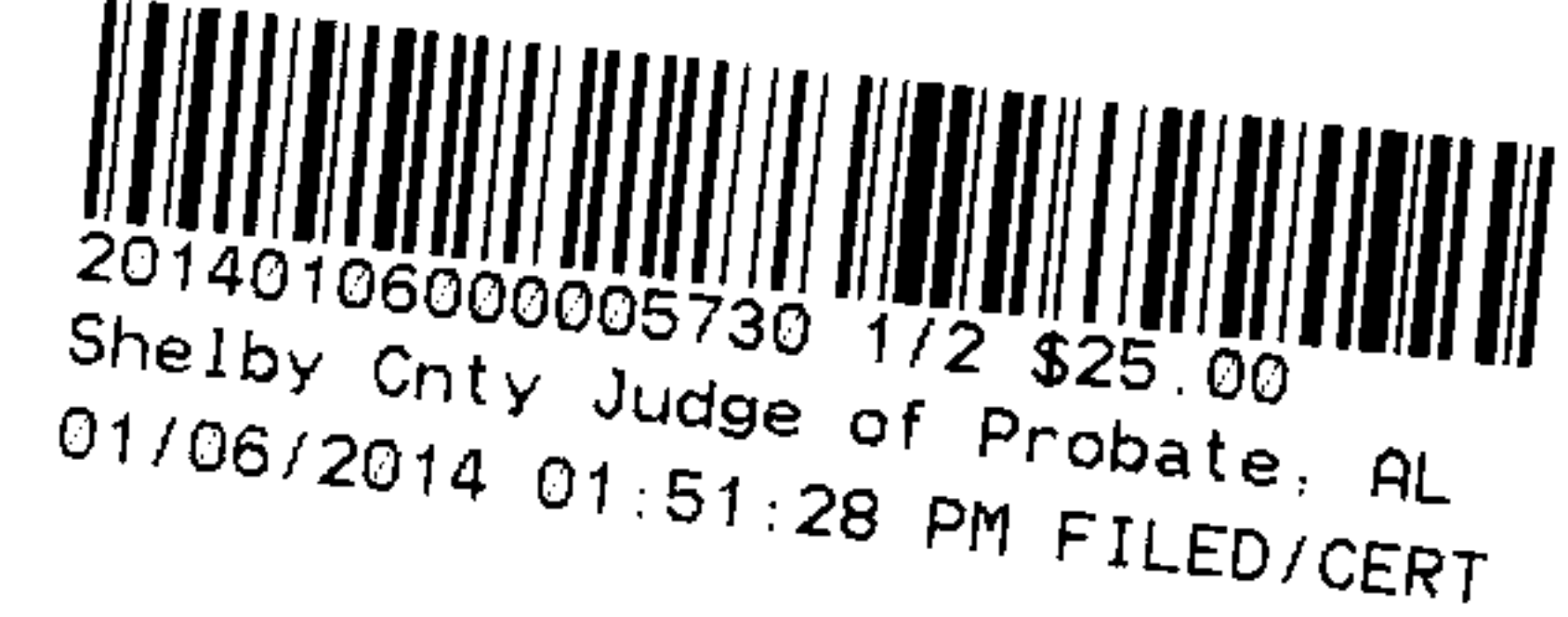
This instrument prepared by:
Charles D. Stewart, Jr.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA

2013642

Shelby COUNTY

WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Fifty-Six Thousand Nine Hundred Ninety-Five and 00/100 Dollars (\$156,995.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, ADAMS HOMES, LLC **whose mailing address is: 3000 GULF BREEZE PKWY, GULF BREEZE, FL. 32563** (hereinafter referred to as "Grantor") by JOSHUA ELLIOTT and ASHLEE BROOKE ELLIOTT **whose mailing address is: 408 ROCK VIEW TRAIL MAYLENE, AL 35114** (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 21, STONEY MEADOWS PHASE 1, ACCORDING TO THE MAP OF PLAT AS RECORDED IN MAP BOOK 36, PAGE 107, TOGETHER WITH THE AFFIDAVIT OF MICHAEL R. BRIDGES, PLS, FOR STONEY MEADOWS SUBDIVISION PHASE 1, AS RECORDED IN MARCH 23, 2006 AS DOCUMENT NO. 20060323000138000, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2013 WHICH CONSTITUTES A LIEN BUT ARE NOT DUE AND PAYABLE UNTIL OCTOBER 1, 2014.
2. BUILDING SETBACK LINE OF 20 RESERVED FROM STONEY TRAIL AND 15 FEET FROM THE REAR, AS SHOWN PER PLAT.
3. UTILITY EASEMENTS AS SHOWN BY RECORDED PLAT, INCLUDING A STORM DRAINAGE EASEMENT OF VARYING WIDTH ALONG THE REAR.
4. RESTRICTIONS, COVENANTS AND CONDITIONS AS SET OUT IN INST. NO. 20060918000461860 AND INST. NO. 20060726000359530, IN THE PROBATE OFFICE, BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, OR SOURCE OF INCOME, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY LAW.
5. RESTRICTIONS, LIMITATIONS AND CONDITIONS AS SET OUT IN PLAT BOOK 36, PAGE 107, IN THE PROBATE OFFICE.
6. RIGHT(S) OF WAY(S) GRANTED TO BELLSOUTH, AS SET OUT IN INST. NO. 20060125000041030, IN THE PROBATE OFFICE.
7. RIGHT(S) OF WAY(S) GRANTED TO ALABAMA POWER COMPANY, AS SET OUT IN DEED BOOK 218, PAGE 347, DEED BOOK 247, PAGE 399 AND INST. NO. 20060201000052500, IN THE PROBATE OFFICE.

\$149,055.00 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 DON ADAMS its CHIEF FINANCIAL OFFICER, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 19th day of December, 2013.

ADAMS HOMES, LLC
BY: 
ITS: CHIEF FINANCIAL OFFICER

STATE OF FL
COUNTY OF SANTA ROSA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that DON ADAMS, whose name as CHIEF FINANCIAL OFFICER 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.

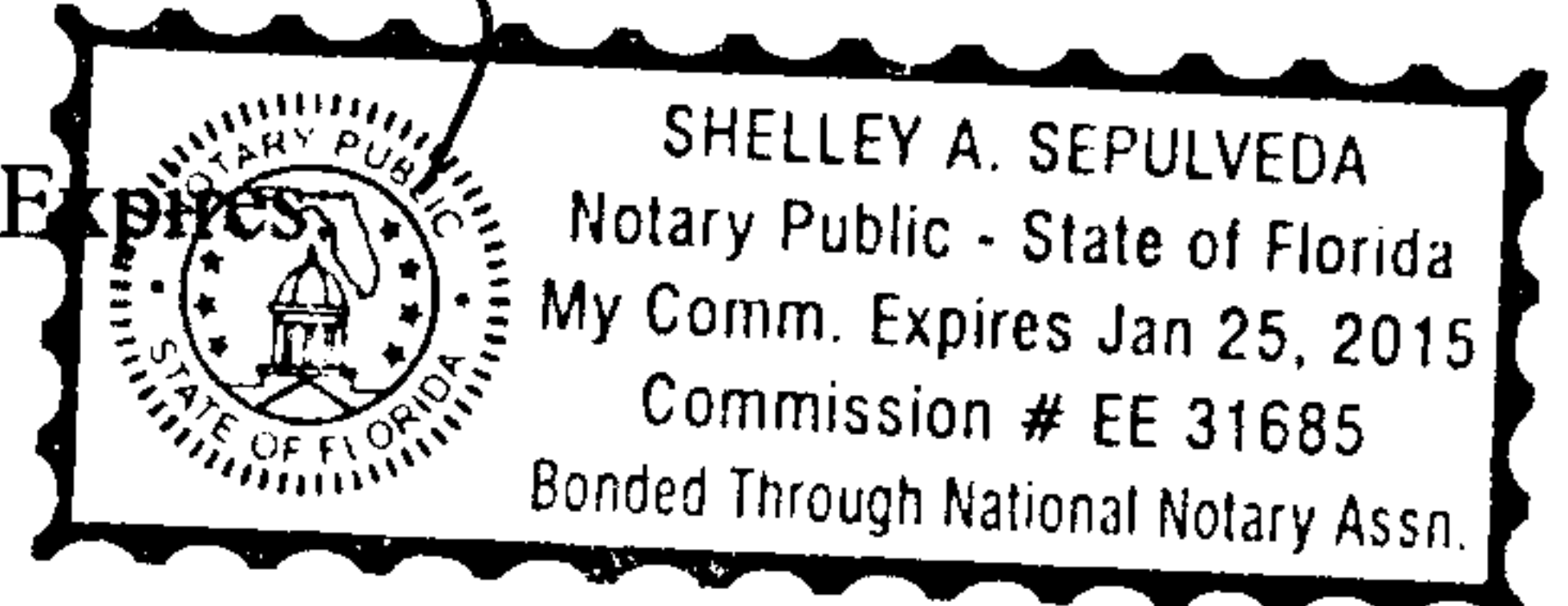
Given under my hand and official seal this the 19th day of December, 2013.



Notary Public

Print Name:

Commission Expires



20140106000005730 2/2 \$25.00
Shelby Cnty Judge of Probate, AL
01/06/2014 01:51:28 PM FILED/CERT