

This document was prepared by:
The Law Office of Jack R. Thompson, Jr., LLC
3500 Colonnade Parkway, Suite 350
Birmingham, AL 35243

Send Tax notice to:
NATHAN BLACK
1047 Caribbean Cr.
Alabaster AL 35007

STATUTORY WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **FOURTEEN THOUSAND AND Zero Cents** (\$14,000.00) Dollars, the amount which can be verified in the Sales Contract between parties hereto, to the undersigned Grantor, Regions Bank, D/B/A Regions Mortgage an Alabama Banking Corporation, whose mailing address is 215 Forrest Street, Hattiesburg, MS 39401 represented by Steven Purser, it's Vice President and with full authority, in hand paid by **NATHAN BLACK**, the grantee(s) herein, the receipt of which is hereby acknowledged, I or we, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **NATHAN BLACK**, whose mailing address is 1047 Caribbean Cr. Alabaster AL 35007 (herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama, the address of which is

LOT 1D, ACCODING TO A RESURVEY OF LOT 1, HAWKS COVE, AS RECORDED IN MAP BOOK 26, PAGE 56, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABMA.

Subject to all rights of redemption in favor of all persons entitled to redeem the property from that certain mortgage foreclosure sale evidenced by mortgage foreclosure deed filed in Instrument # 20130910000367870, in the Probate Office of Jefferson County, Alabama.

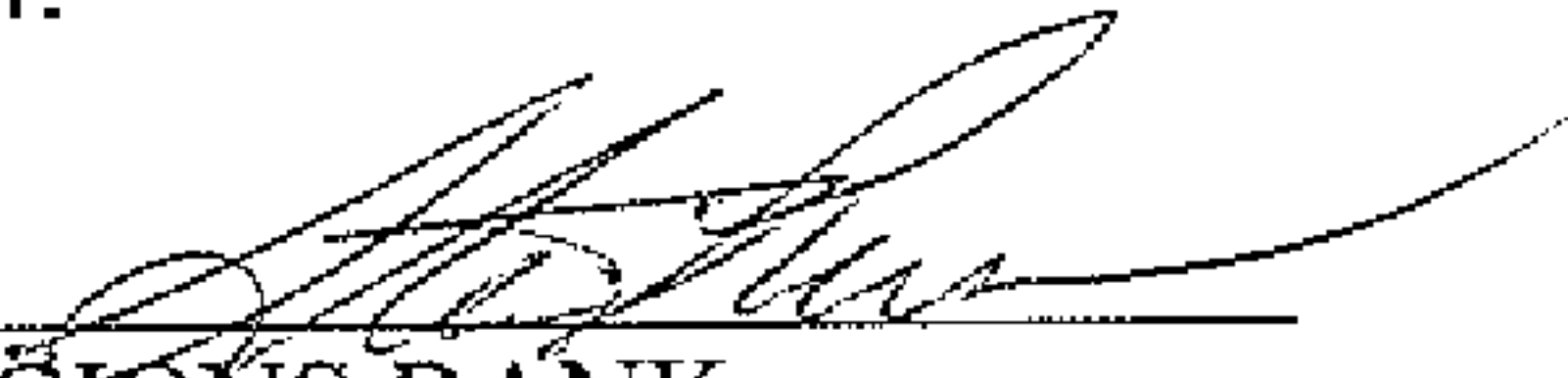
Subject to easements, set back lines, restrictions, covenants, mineral and mining rights and current taxes due.

AND THE 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 will warrant and defend the same against the lawful claims and demands of all persons claiming, by, through, or under it, but against none other.

GRANTOR make no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantee has inspected and examined the property and is

purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on his/her/their own judgment.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 1st day of May, 2014.


REGIONS BANK
By: Steven Purser
Its: Vice President



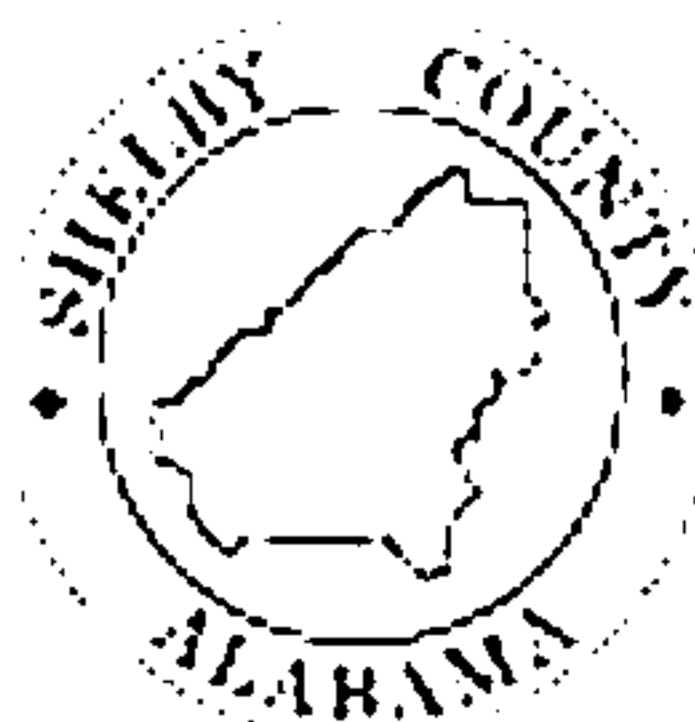
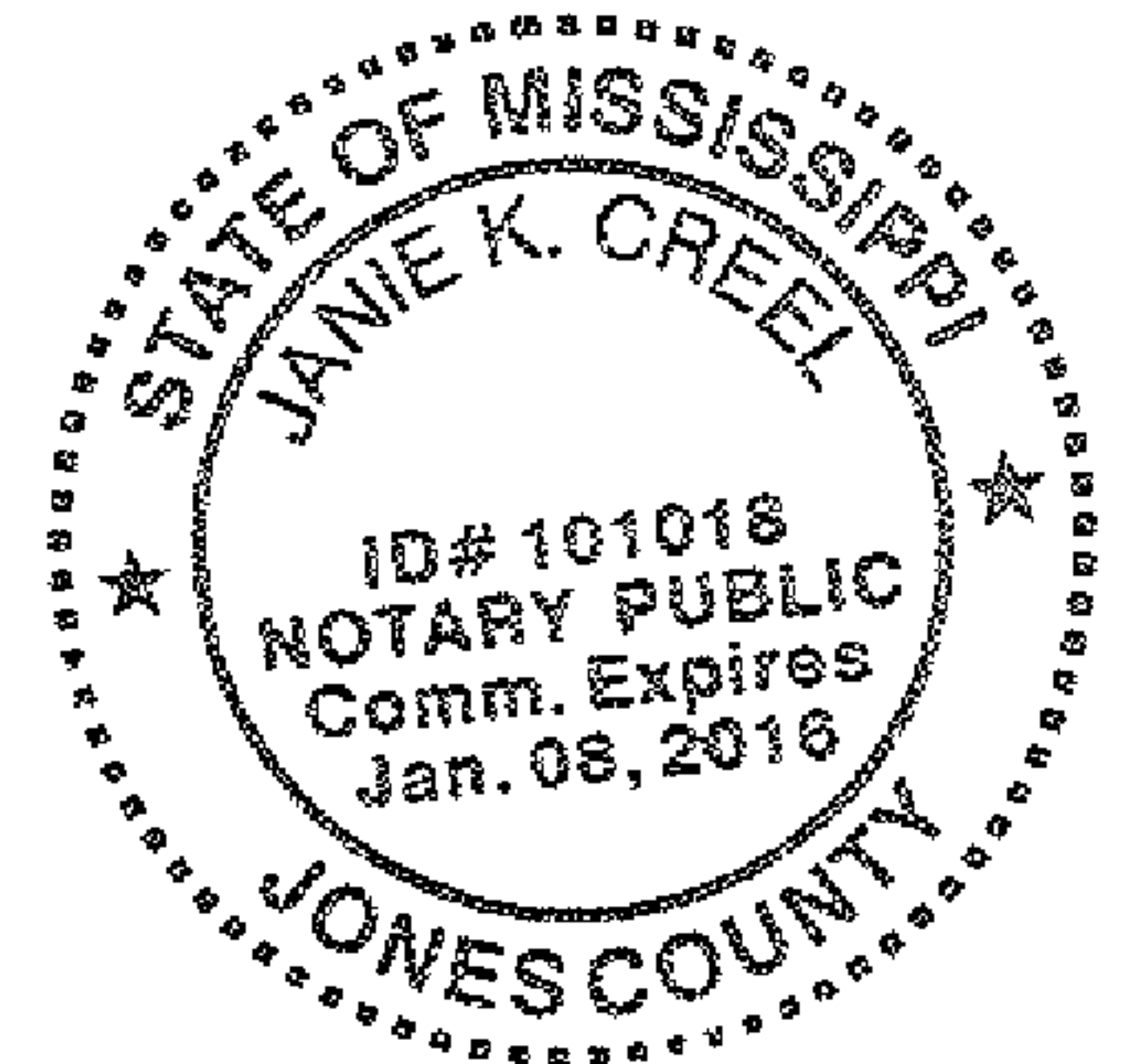
STATE OF Mississippi
COUNTY OF Forrest

I, Janie K Creel, a notary for said County and in said State, hereby certify that Steven Purser whose name as Vice President of Regions Bank, a corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument he, as such officer and with full authority executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 1st day of May, 2014.


Notary Public

My Commission expires: 1-8-16



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
05/15/2014 03:27:18 PM
\$31.00 KELLY
20140515000147860

