

Send tax notice to:  
NATALIE B. STEWART  
506 RIVER CREST DRIVE NORTH  
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

2014329

Shelby COUNTY

**WARRANTY DEED**

  
20140808000247840 1/2 \$25.50  
Shelby Cnty Judge of Probate, AL  
08/08/2014 12:30:53 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Sixty-Seven Thousand Eight Hundred Eighty-Five and 00/100 Dollars (\$167,885.00) **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 PARKWAY, GULF BREEZE, FL 35263 (hereinafter referred to as "Grantor") by NATALIE B. STEWART **whose mailing address is:** 506 RIVER CREST DRIVE NORTH, 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, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 2028, ACCORDING TO THE SURVEY OF OLD CAHABA V SIXTH SECTOR, AS RECORDED IN MAP BOOK 37, PAGE 62, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2013 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2014.
2. EASEMENT(S), BUILDING LINE(S) AND RESTRICTION(S) AS SHOWN ON RECORDED MAP.
3. 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.
4. RIGHT-OF-WAY GRANTED TO ALABAMA POWER COMPANY RECORDED IN INST. NO. 2006-5266 AND INST. NO. 2006-5267.
5. RESTRICTIONS APPEARING OF RECORD IN INST. NO. 2005-48160 AND INST. NO. 2006-118960.
6. RESTRICTIONS, COVENANTS, CONDITION AND EASEMENTS CONTAINED IN MAP BOOK 37, PAGE 62.
7. TRANSMISSION LINE PERMITS GRANTED TO ALABAMA POWER COMPANY 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 156, PAGE 203.
8. EASEMENT AND/OR RIGHT-OF-WAY TO SHELBY COUNTY RECORDED IN DEED BOOK 155, PAGE 331; DEED BOOK 155, PAGE 425; BOOK 2, PAGE 16 AND BOOK 156, PAGE 203.

\$159,450.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

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

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

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 28 day of July, 2014.

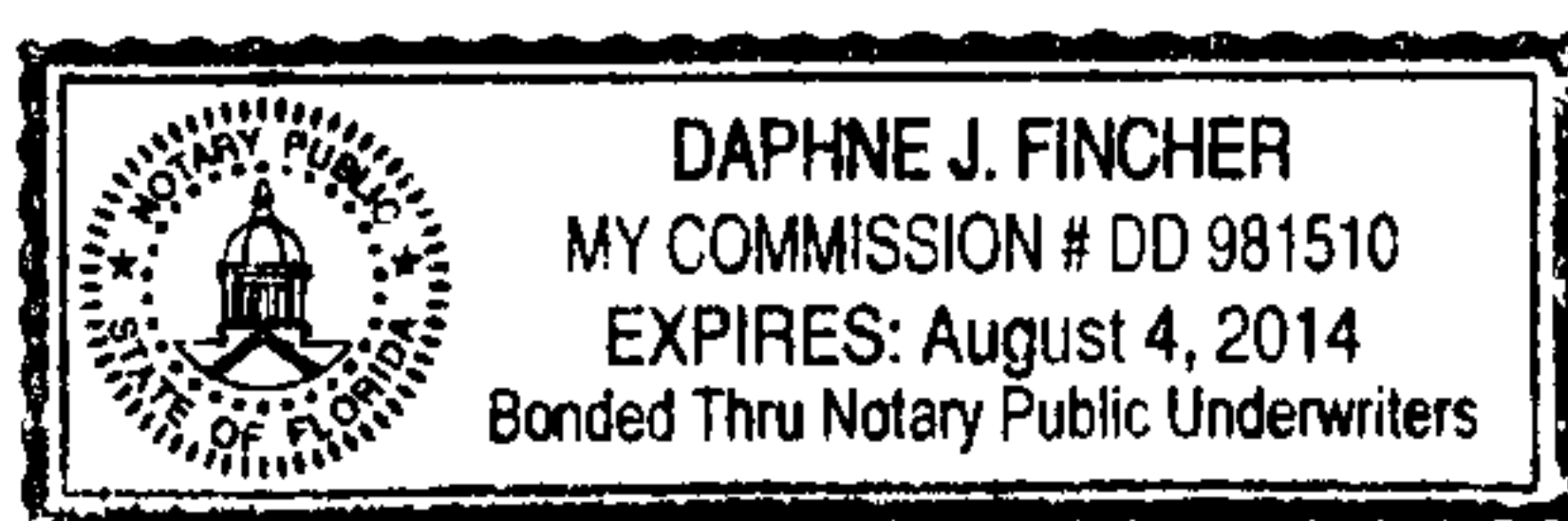
ADAMS HOMES, LLC

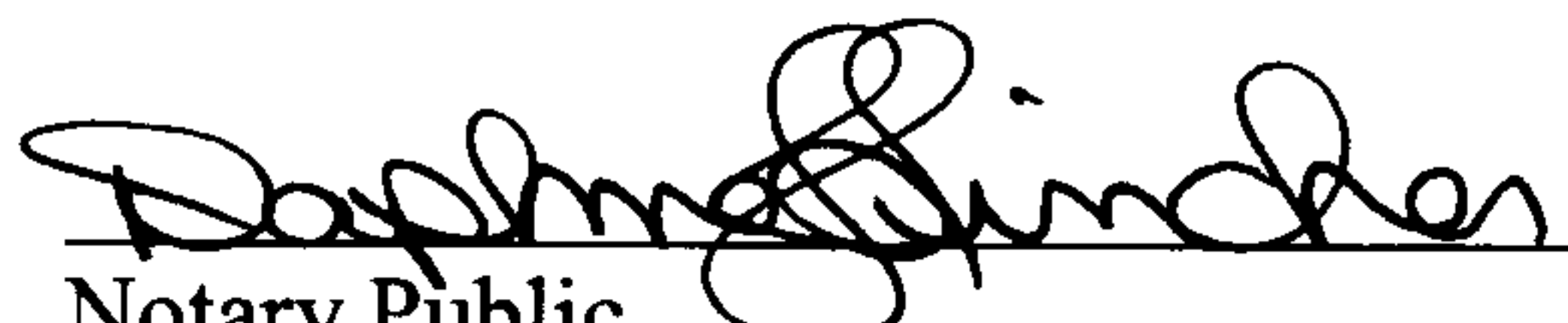
  
BY: DON ADAMS  
ITS: CHIEF FINANCIAL OFFICER


STATE OF FLORIDA  
COUNTY OF ESCAMBIA

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 28 day of July, 2014.



  
Notary Public  
Print Name: Daphne J. Fincher  
Commission Expires: 8/4/14

  
20140808000247840 2/2 \$25.50  
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