

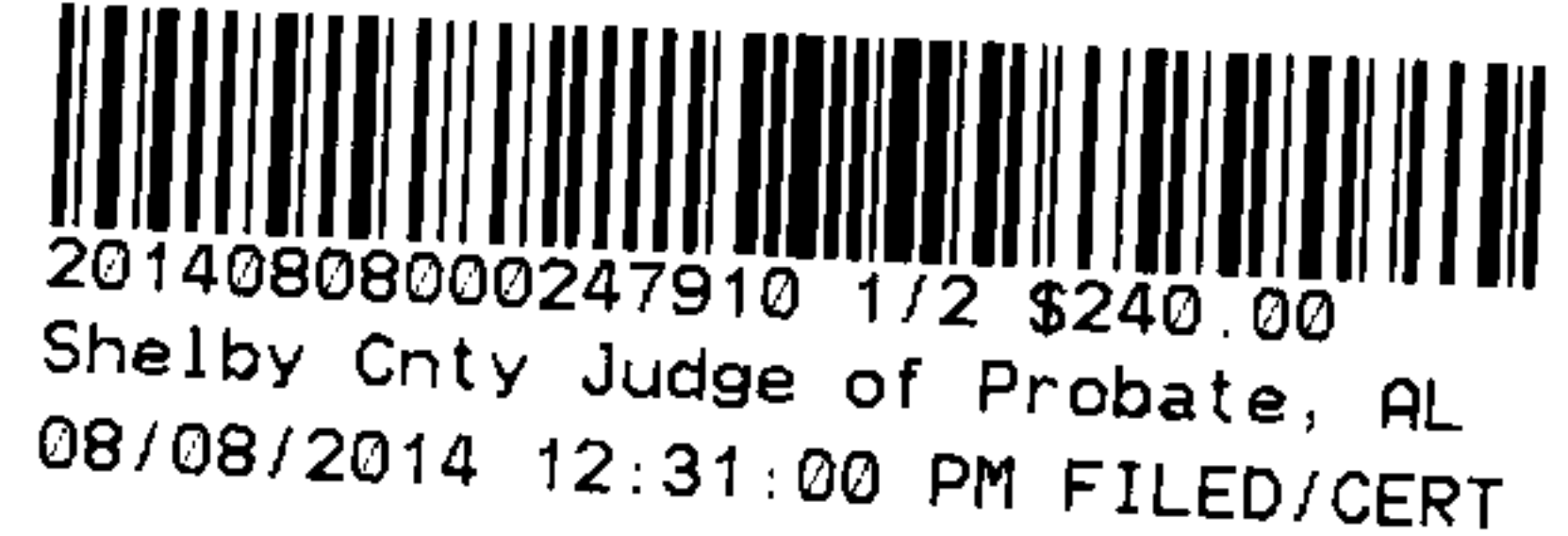
Send tax notice to:

MICHAEL R. HALLMAN
178 NARROWS CREEK DR
BIRMINGHAM, AL, 35242

STATE OF ALABAMA
Shelby COUNTY

This instrument prepared by:
CHARLES D. STEWART, JR.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

2014389



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Twenty-Three Thousand and 00/100 Dollars (\$223,000.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, JOHN M. CAMMACK, A MARRIED MAN **whose mailing address is:**
2067 Eagle Valley Dr. Birmingham AL 35242 (hereinafter referred to as "Grantors") by MICHAEL R. HALLMAN and KIM HALLMAN **whose mailing address is: 178 NARROWS CREEK DR BIRMINGHAM, AL 35242** (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 18, ACCORDING TO THE AMENDED MAP OF NARROWS CREEK, AS RECORDED IN MAP BOOK 27, PAGE 81, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR'S SPOUSE.

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. SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS (DELETING THEREFROM, AND RESTRICTIONS INDICATING ANY PREFERENCE, LIMITATION, OR DISCRIMINATION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILY STATUS OR NATIONAL ORIGIN) AS SET FORTH IN THE DOCUMENT RECORDED IN INST. NO. 2000-9755, INST. NO. 2000-17136, INST. NO. 2000-36696 AND INST. NO. 2001-38328, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
3. EASEMENTS AND BUILDING LINES AS SHOWN ON RECORDED MAP.
4. MEMORANDUM OF SEWER SERVICE AGREEMENTS REGARDING NARROWS CREEK IN FAVOR OF DOUBLE OAK WATER RECLAMATION, LLC AS RECORDED IN INSTRUMENT NO. 20121102000422250.

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

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever. The Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they

Shelby County, AL 08/08/2014
State of Alabama
Deed Tax: \$223.00

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 Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

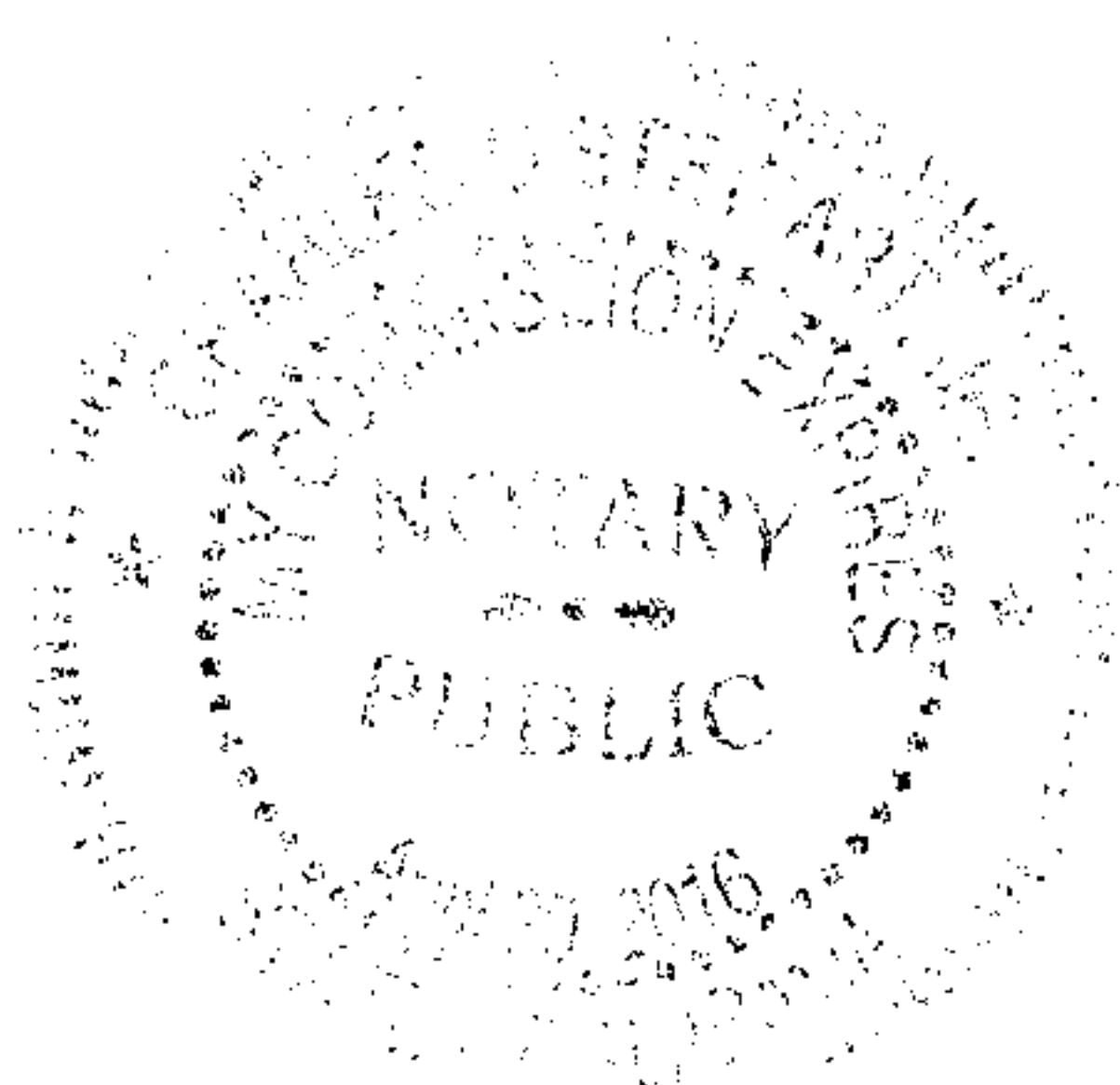
IN WITNESS WHEREOF, said Grantor, has hereunto set his/her hand and seal this the 4th day of August, 2014.

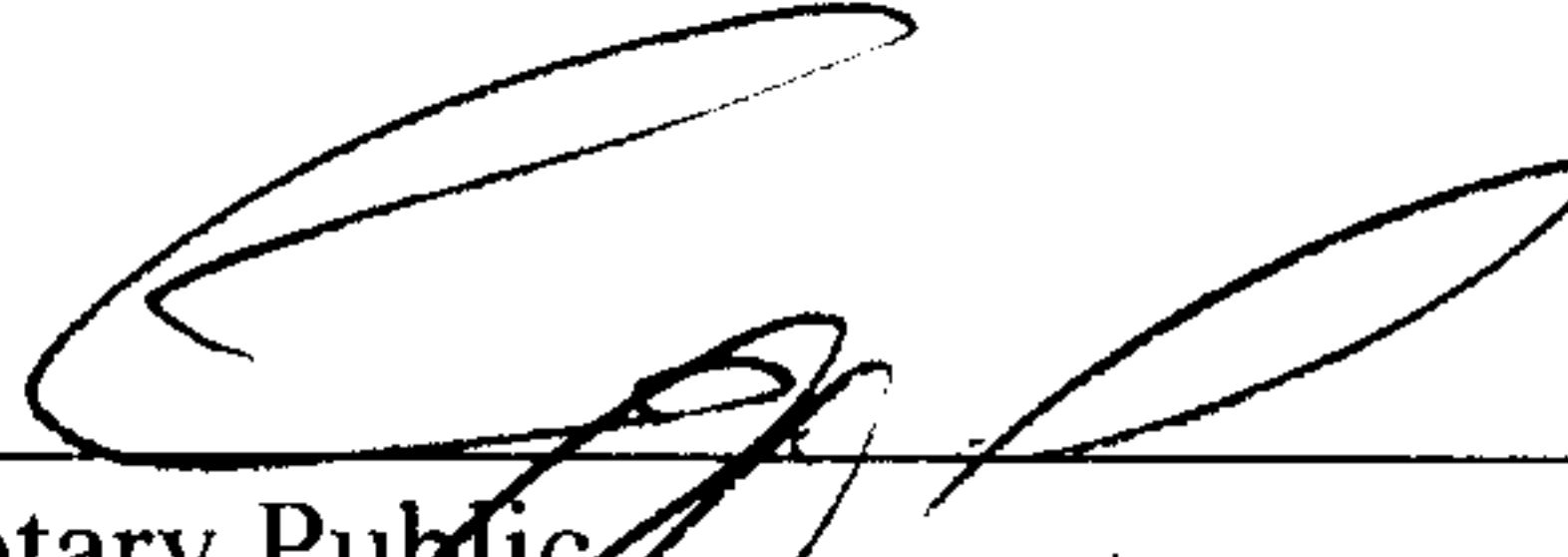

JOHN M. CAMMACK

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JOHN M. CAMMACK, whose name is 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 4th day of August, 2014.




Notary Public

Print Name:

Commission Expires:

8-30-16



20140808000247910 2/2 \$240.00
Shelby Cnty Judge of Probate, AL
08/08/2014 12:31:00 PM FILED/CERT