

THIS INSTRUMENT PREPARED BY:

F. Wayne Keith

Law Offices of F. Wayne Keith PC

120 Bishop Circle

Pelham, Alabama 35124



20140829000273250 1/3 \$142.00
Shelby Cnty Judge of Probate, AL
08/29/2014 03:57:34 PM FILED/CERT

[Space Above This Line For Recording Data]

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **One Hundred, Twenty Two Thousand and no/100's Dollars (\$122,000.00)** and other good and valuable consideration to the undersigned grantor,

Don A. Green, an unmarried man

(hereinafter referred to a grantor) in hand paid by the grantee the receipt whereof is hereby acknowledged the said grantor does by these presents, grant, bargain, sell and convey unto the grantee

Adams Realty, LLC

(hereinafter referred to as grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 64, according to the Survey of Braelinn Village Phase III, as recorded in Map Book 14, Page 42, in the Probate Office of Shelby County, Alabama..

Subject to:

- 1. Taxes for the year 2014 and subsequent years.**
- 2. Easements and building line 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. Restrictions appearing of record in Real 290, Page 370.**

TO HAVE AND TO HOLD, unto the said grantee, its successors and assigns.

And said grantor does for himself, his heirs, successors and assigns, covenant with said grantee, its successors and assigns, that he is lawfully seized in fee simple of said premises, that they are free of all encumbrances, unless otherwise noted above; that he has a good right to sell and convey the same as aforesaid; that he will and his heirs, successors and assigns shall warrant and defend the same to the grantee, its successors and assigns forever, against the lawful claims of all persons.

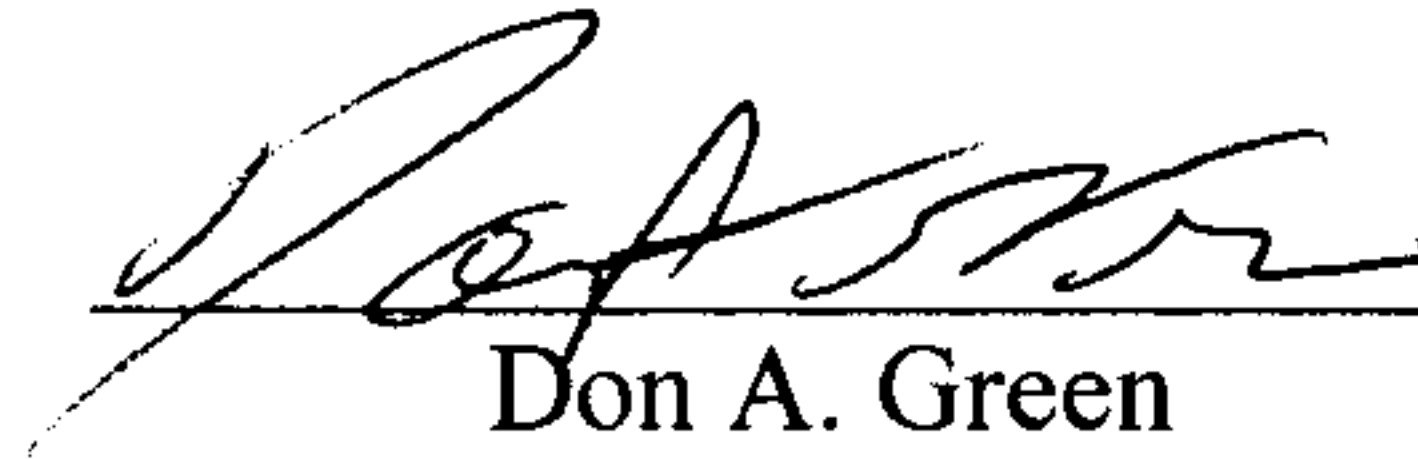
Shelby County, AL 08/29/2014
State of Alabama
Deed Tax:\$122.00

IN WITNESS WHEREOF, the said grantor has hereunto set his signature and seal this the 25th day of August, 2014.

ATTEST:



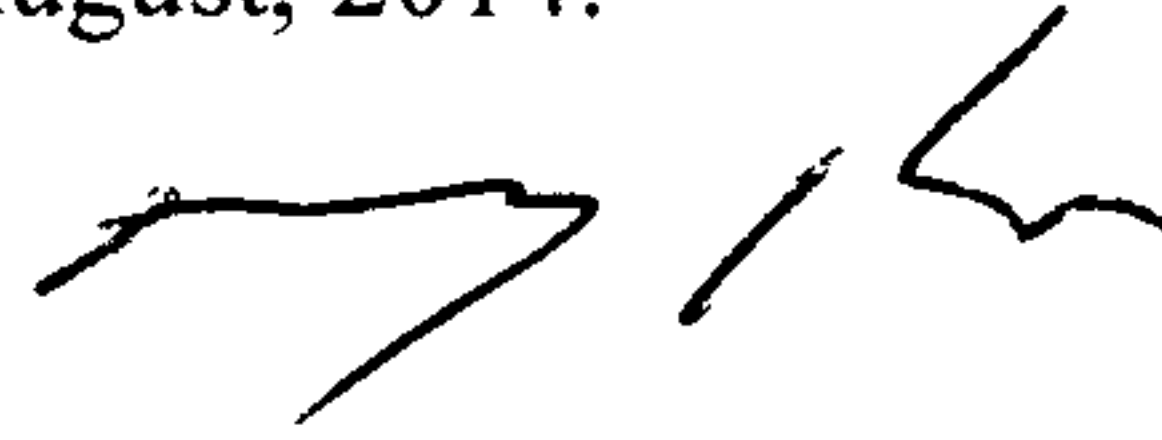
20140829000273250 2/3 \$142.00
Shelby Cnty Judge of Probate, AL
08/29/2014 03:57:34 PM FILED/CERT


Don A. Green

STATE OF ALABAMA
COUNTY OF SHELBY

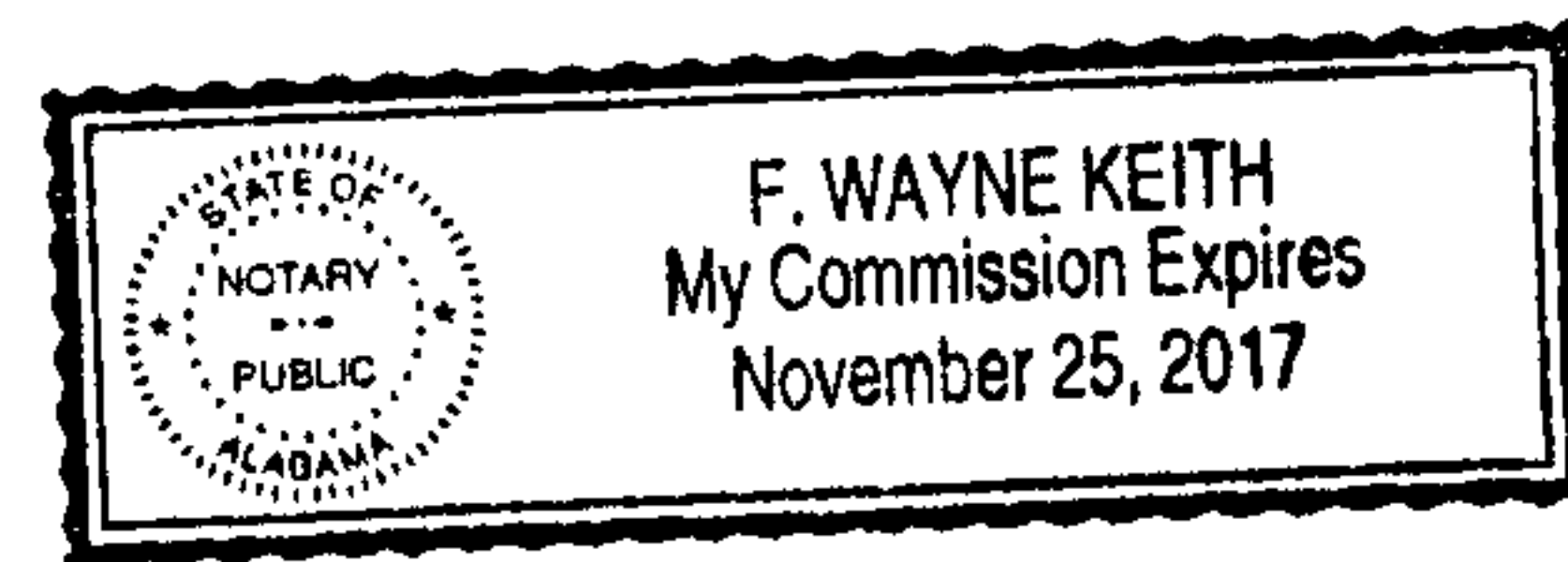
I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Don A. Green, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me, that, being informed of the contents of the conveyance, he executed the same voluntarily.

Given under my hand and seal this the 25th day of August, 2014.



Notary Public

SEND TAX NOTICE TO:
Adams Realty, LLC
655 Founders Park West
Hoover, Alabama 35226



Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantors' Name: Don A. Green.
Mailing Address : 4131 Riverbrook Road
Irondale, Alabama 35210
Grantee's Name: Adams Realty LLC
Mailing Address: 655 Founders Park West
Hoover, Alabama 35226
Property Address: 2702 Braelinn Parkway
Helena, Alabama 35080
Date of Transfer: August 25, 2014
Total Purchase Price \$122,000.00


20140829000273250 3/3 \$142.00
Shelby Cnty Judge of Probate, AL
08/29/2014 03:57:34 PM FILED/CERT

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

	Bill of Sale	Appraisal
x	Sales Contract	Other
x	Closing Statement	

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date: August 25, 2014

Sign

x


verified by closing agent
F. Wayne Keith Attorney