

20150810000276910 1/2 \$18.00
Shelby Cnty Judge of Probate, AL
08/10/2015 01:20:34 PM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of **Two Hundred Ninety-Nine Thousand Nine Hundred and 00/100 (\$299,900.00)** and other valuable considerations to the undersigned Grantor(s) in hand paid by the Grantee(s) herein, the receipt of which is hereby acknowledged, I/we **RICK PLAYER, AN UNMARRIED INDIVIDUAL** herein referred to as Grantor(s), do hereby GRANT, BARGAIN, SELL AND CONVEY unto **WILLIAM R. JACKS, JR.**, referred to as Grantee(s), his/her/their heirs and assigns, the following described real estate, situated in Shelby County, State of Alabama, to wit:

LOT 3, BLOCK 3, ACCORDING TO THE AMENDED PLAT OF WOODFORD, A SUBDIVISION OF INVERNESS, AS RECORDED IN MAP BOOK 8, PAGE 51 A, B, C AND D, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

\$299,900.00 OF THE ABOVE CONSIDERATION WAS PAID FROM THE PROCEEDS OF THAT MORTGAGE CLOSED SIMULTANEOUSLY HEREWITH.

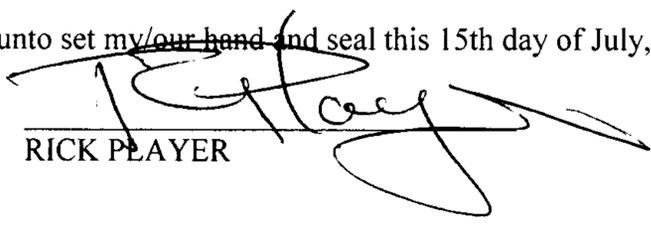
Subject to easements, restrictive covenants, set back lines, limitations, rights of ways as shown by public records and ad valorem taxes as shown of record.

Subject to mineral and mining rights if not owned by grantor.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), his/her/their heirs and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), his/her/their heirs and assigns, that they have lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the GRANTEE(S), his/her/their heirs and assigns, and that GRANTOR(S) will WARRANT and DEFEND the premises to the said GRANTEE(S), his/her/their heirs and assigns forever, the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 15th day of July, 2015.



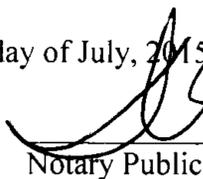
RICK PLAYER

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County and State hereby certify that RICK PLAYER whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this 15th day of July, 2015.

My Commission Exp:



Notary Public

THIS INSTRUMENT PREPARED BY:
THE SNOODY LAW FIRM, LLC
2105 DEVEREUX CIRCLE, SUITE 101
BIRMINGHAM, ALABAMA 35243

SEND TAX NOTICE TO:
WILLIAM R. JACKS, JR.
5608 AFTON DRIVE
BIRMINGHAM, AL 35242

