

20151009000355240  
10/09/2015 02:46:41 PM  
DEEDS 1/2

Send tax notice to:  
TERENCE A. WEBER  
3093 ARBOR BEND  
HOOVER, AL 35244

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

STATE OF ALABAMA  
Shelby COUNTY

2015628

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Hundred Fifty-Five Thousand Five Hundred and 00/100 Dollars (\$355,500.00) the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned, LEE ADCOCK and SALLY M. ADCOCK, HUSBAND AND WIFE whose mailing address is: 201 Duarobio Lane, Hoover, AL 35124 (hereinafter referred to as "Grantors") by TERENCE A. WEBER and ELLEN S. WEBER whose mailing address is: 3093 ARBOR BEND, HOOVER, AL, 35244 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 110, according to the Final Plat of Arbor Hill Phase IV, as recorded in Map Book 35, Page 52, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

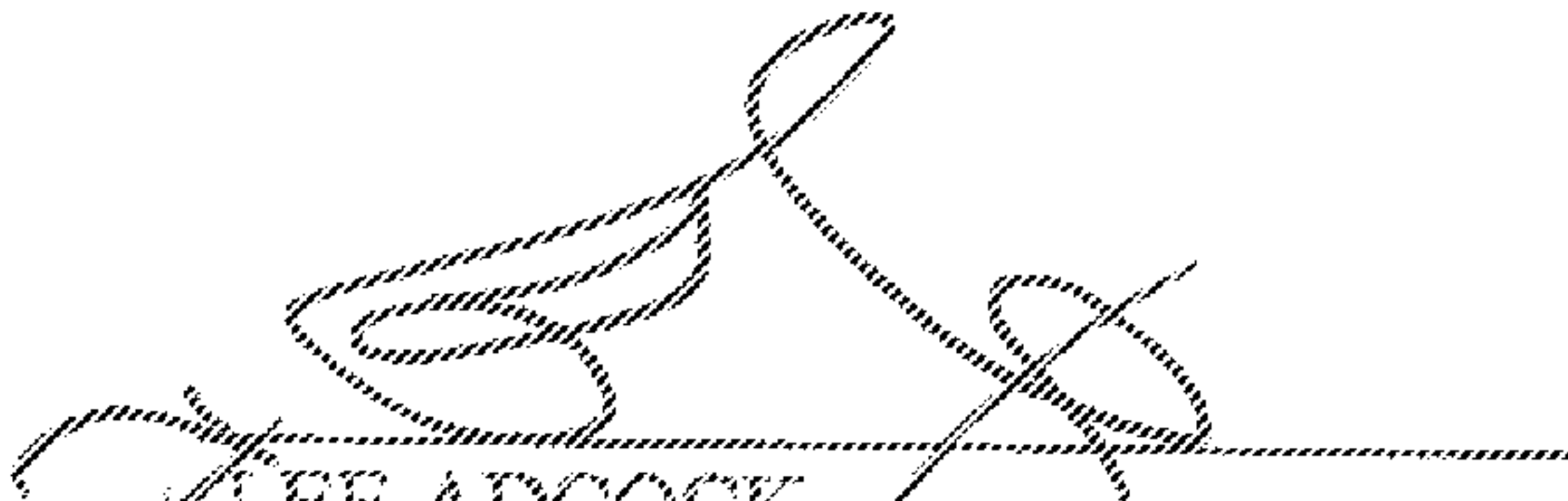

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2015 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2016
2. EASEMENTS, BUILDING LINES AND RESTRICTIONS AS SHOWN ON RECORDED MAP.
3. ASSIGNMENT OF DEVELOPERS RIGHTS AS RECORDED IN INSTRUMENT NO. 2002-30821.
4. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY RECORDED IN REAL 65, PAGE 1 AND DEED BOOK 332, PAGE 554.
5. AGREEMENT WITH ALABAMA POWER COMPANY AS TO UNDERGROUND CABLES AS RECORDED IN REAL 69, PAGE 455, AND COVENANTS PERTAINING THERETO AS RECORDED IN REAL 69, PAGE 458.
6. TRANSMISSION LINE PERMITS TO ALABAMA POWER COMPANY AS RECORDED IN DEED BOOK 136, PAGE 34; DEED BOOK 151, PAGE 449; DEED BOOK 136, PAGE 28 AND DEED BOOK 108, PAGE 363.
7. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY RECORDED IN DEED BOOK 332, PAGE 554.
8. 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.
9. RESTRICTIONS AND COVENANTS APPEARING OF RECORD IN INST. NO. 2003-59578.

10. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY  
RECORDED IN INST. NO. 2004-12713.

\$0.00 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  
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 8th day of October, 2015.

  
LEE ADCOCK  
  
SALLY M. ADCOCK



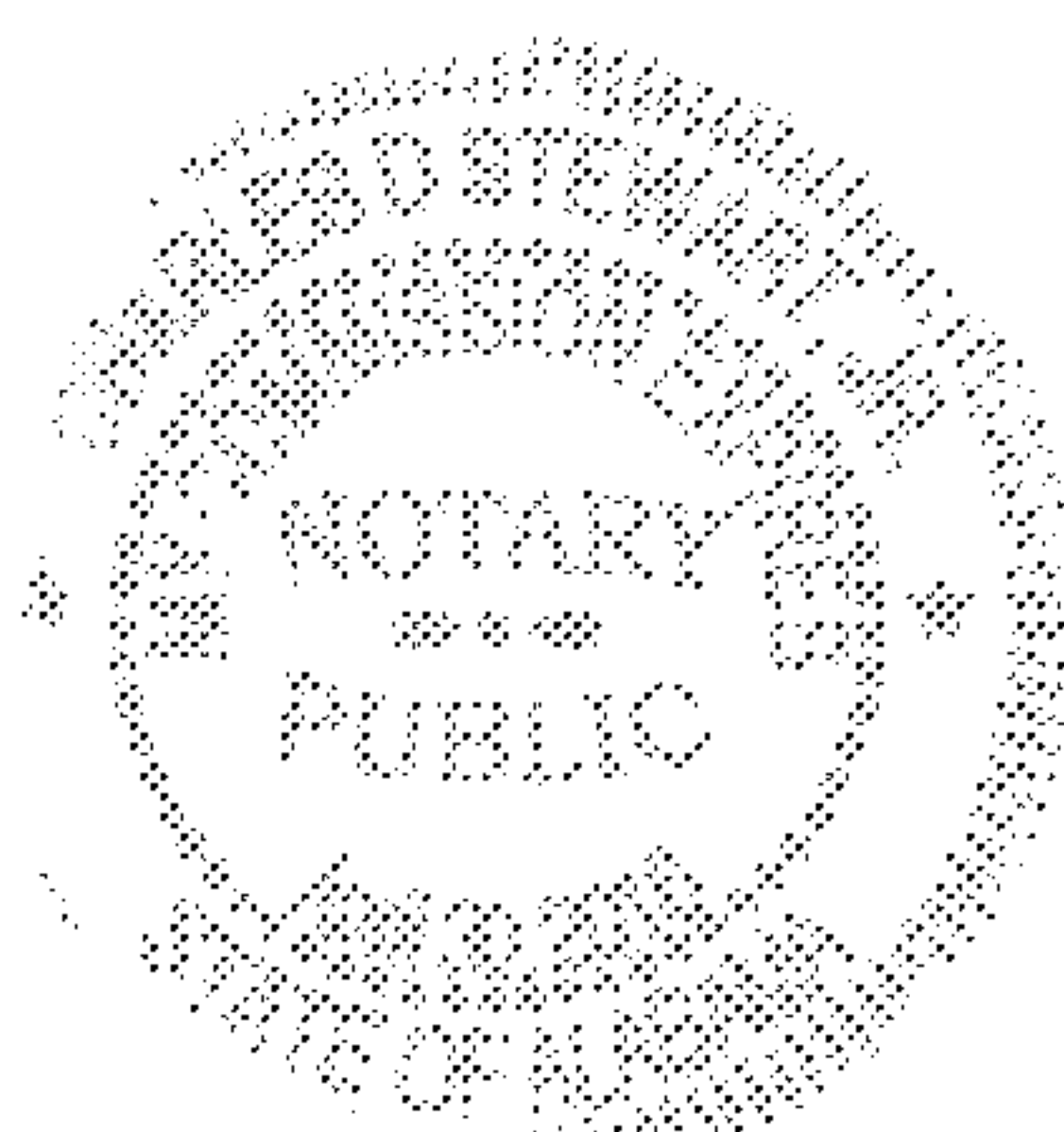
Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
10/09/2015 02:46:41 PM  
\$372.50 DEBBIE  
20151009000355240



STATE OF ALABAMA  
COUNTY OF SHELBY

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

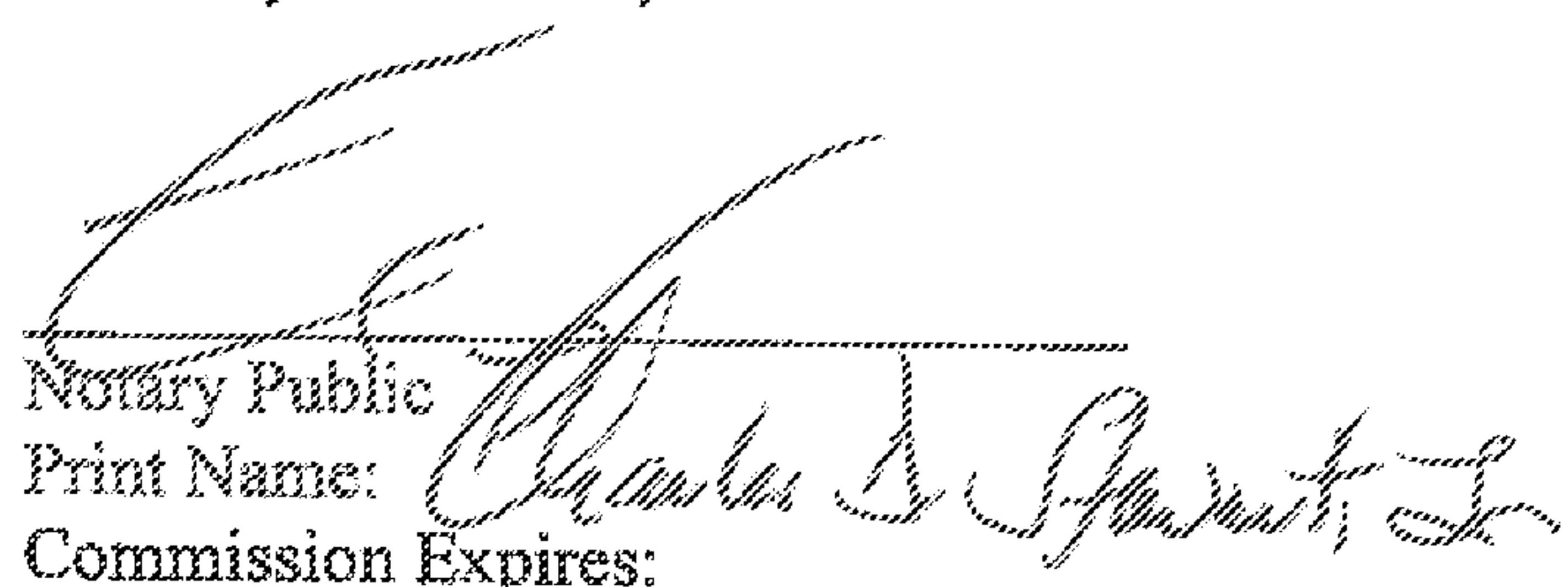
Given under my hand and official seal this the 8th day of October, 2015.



Notary Public

Print Name:

Commission Expires:

  
9-30-16