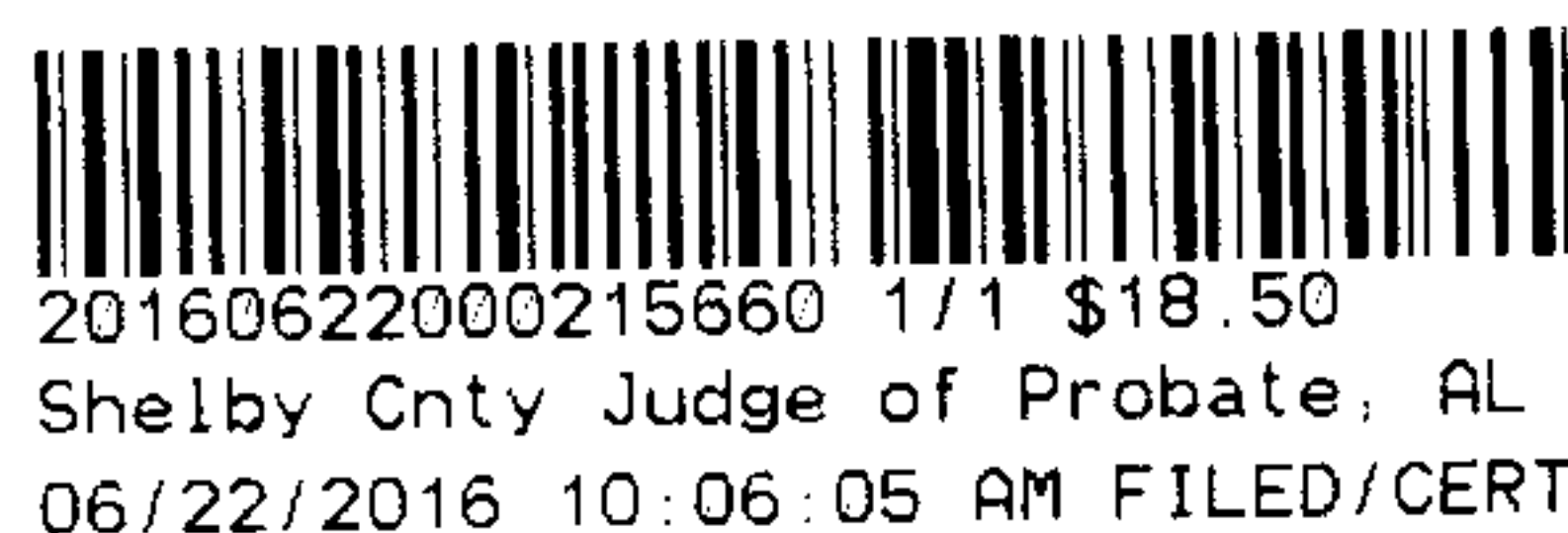


This instrument was prepared by:
Rodney S. Parker, Attorney-at-Law
300 Vestavia Parkway, Suite 2300
Birmingham, AL 35216
File # 2016-05-5089
Documentary Evidence: Sales Contract

Send tax notice to:
Philip O. Amick
129 Sterling Gate Drive
Alabaster, Alabama 35007
Grantees' Mailing Address

WARRANTY DEED



STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS

That in consideration of **Two Hundred Twenty-Three Thousand Five Hundred and 00/100 Dollars (\$223,500.00)**, which is the total purchase price, in hand paid to the undersigned Grantor(s) by the Grantee(s) herein, the receipt and sufficiency of which are hereby acknowledged, I, **Jason S. Dennis, a married individual**, (hereinafter referred to as "Grantor"), do by these presents grant, bargain, sell, and convey unto **Philip O. Amick** (hereinafter referred to as "Grantees") as joint tenants with right of survivorship, the following described real estate situated in **Shelby County, Alabama**, to-wit:

Lot 20, according to the Survey of Sterling Gate, Sector 1, as recorded in Map Book 19, page 90, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Property Address: 129 Sterling Gate Drive, Alabaster, Alabama 35007

\$219,451.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

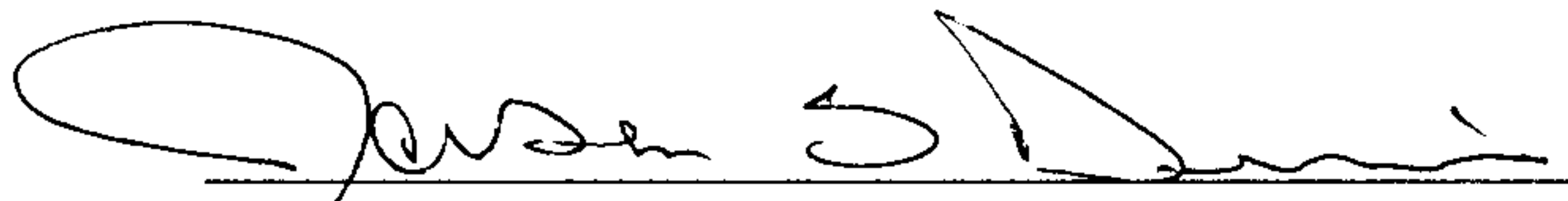
Subject property does not constitute the homestead of the Grantor herein as defined by the Code of Alabama.

SUBJECT TO: Ad valorem taxes and assessments for current and all subsequent years not yet due and payable; any prior reservation, severance, or conveyance of minerals and mining rights; any riparian rights; and all easements, rights-of-way, transmission lines, building and setback lines, restrictions, covenants and encumbrances of record.

TO HAVE AND TO HOLD Unto Grantee, his heirs, successors, and assigns, forever.

Grantor does, for himself, his heirs, successors, executors, administrators, personal representatives and assigns, covenant with Grantees, their heirs and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; and that Grantor will and his heirs, successors, executors, administrators, personal representatives and assigns shall warrant and defend the same to Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and seal, this the **17th day of June, 2016**

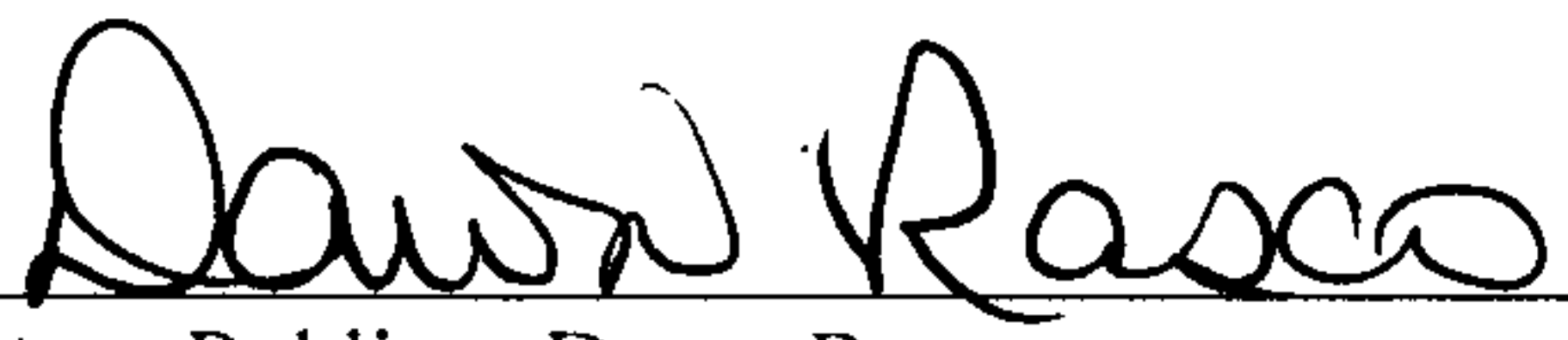
 (Seal)
Jason S. Dennis

Shelby County: AL 06/22/2016
State of Alabama
Deed Tax: \$4.50

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Jason S. Dennis, a married individual**, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the **17th day of June, 2016**.


Notary Public: Dawn Rasco
Commission Expires: 03/26/2018

Grantor's Address:
9469 Sanibel Loop
Daphne, AL 36526