

Reli Settlement Solutions, LLC
3595 Grandview Parkway
Suite 600
Birmingham, Alabama 35243

Send tax notice to:

Joshua Lamonte Formby and Jen Susan Formby

140 Robin Street

Calera, AL 35040

BHM1600557

This instrument prepared by:

S. Kent Stewart

Stewart & Associates, P.C.

3595 Grandview Pkwy, #280

Birmingham, Alabama 35243

State of Alabama

County of Shelby

WARRANTY DEED

20160928000355720

09/28/2016 01:25:36 PM

DEEDS 1/2

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Seventy Four Thousand Nine Hundred and 00/100 Dollars (\$174,900.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Mathew B. Vansant and Kirsten M. Larsen-Vansant, husband and wife whose mailing address is: 13880 Old Greenwell Springs Rd., Greenwell Springs, LA 70739-3277** (hereinafter referred to as "Grantors"), by **Joshua Lamonte Formby and Jen Susan Formby** (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, 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 122, according to the Final Plat of Nottingham, Phase 3, as recorded in Map Book 35, Page 32, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2017 AND THEREAFTER.

BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

MINING AND MINERAL RIGHTS EXCEPTED.

\$179,845.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors Mathew B. Vansant and Kirsten M. Larsen-Vansant have hereunto set their signatures and seals on September 27, 2016.

Mathew B. Vansant by his agent Irene Staik
Mathew B. Vansant
by his agent
Irene Staik

Kirsten M. Larsen-Vansant by her agent Irene Staik
Kirsten M. Larsen-Vansant
by her agent
Irene Staik

20160928000355720 09/28/2016 01:25:36 PM DEEDS 2/2

ACKNOWLEDGMENT FOR POWER OF ATTORNEY

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Irene Staik, whose name as Agent for Mathew B. Vansant and Kirsten M. Larsen-Vansant, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, she, in her capacity as such Agent, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of September, 2016.

Caitlin Hardee Graham

Notary Public

Print Name: CAITLIN HARDEE GRAHAM

My Commission Expires: APR. 14, 2019



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
09/28/2016 01:25:36 PM
\$19.00 CHERRY
20160928000355720

James W. Fuhrmeister