

Reli Settlement Solutions, LLC
3595 Grandview Parkway
Suite 600

Birmingham, Alabama 35243

Send tax notice to:

Murphy Home Builders, LLC

135 Belcher Drive

Pelham, AL 35124

BHM1600774

This instrument prepared by:

Stewart & Associates, P.C.

3595 Grandview Pkwy, #280

Birmingham, Alabama 35243

STATE OF ALABAMA

COUNTY OF SHELBY

20161026000394620

10/26/2016 03:28:11 PM

DEEDS 1/2

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of **One Hundred Thirty Nine Thousand and 00/100 Dollars (\$139,000.00)**. the amount of which can be verified by the sales contract, in hand paid to the undersigned, **Thompson Realty Co., Inc.**, whose address is 103 Carnoustie, Shoal Creek AL 35242 (hereinafter referred to as "Grantor") by **Murphy Home Builders, LLC**, whose address is 135 Belcher Drive, Pelham, AL 35124 (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, the address of which is **903 Carnoustie South, Shoal Creek, AL 35242**, to-wit:

Lot 54, according to the Survey of Shoal Creek Subdivision as recorded in Map Book 6, Page 150 in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2016 AND THEREAFTER.

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

MINING AND MINERAL RIGHTS EXCEPTED.

\$566,400.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his/her heirs, executors, administrators 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 Grantee, his/her heirs, executors, administrators and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor, **Thompson Realty Co., Inc.**, by George Thompson its Chairman, who is authorized to execute this conveyance, has caused this conveyance to be executed on this, the 25 day of OCTOBER, 2016.

Thompson Realty Co., Inc.

By: George Thompson
ITS Chairman

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George Thompson, whose name as its Chairman of **Thompson Realty Co., Inc.**, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she/he, in his/her capacity as such member and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal this the 25 day of OCTOBER, 2016

Caitlin Hardee Graham

Notary Public

Print Name: Caitlin Hardee Graham

Commission Expires: Apr. 14, 2019



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
10/26/2016 03:28:11 PM
\$19.00 CHERRY
20161026000394620

James W. Fuhrmeister