

eli Settlement Solutions, LLC

3595 Grandview Parkway, Suite 275

Birmingham, Alabama 35243

Send tax notice to:

Robin Lamar Murphree and

Pamela Robin Bailey Murphree

3001 Somerset Trace, Birmingham, AL 35242

BHM1700039

This instrument prepared by:

S. Kent Stewart

Stewart & Associates, P.C.

3595 Grandview Pkwy, #280

Birmingham, Alabama 35243

State of Alabama

County of Shelby

20170201000039400

02/01/2017 01:12:45 PM

DEEDS 1/2

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Five Hundred Thousand and 00/100 Dollars (\$500,000.00)**, the amount which can be verified in the Sales Contract between the two parties, in hand paid to the undersigned **Daniel E. Buczek and Sharon L. Buczek, husband and wife**, whose mailing address is 1004 DANBERRY LANE, BIRMINGHAM, AL 35242

(hereinafter referred to as "Grantors"), by **Robin Lamar Murphree and Pamela Robin Bailey Murphree**, whose mailing address is 3001 Somerset Trace, Birmingham, AL 35242, (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, the mailing address of which is **3001 Somerset Trace, Birmingham, AL 35242**, to-wit:

Lot 1026, according to the Survey of Brook Highland, and Eddleman Community, 10th Sector, Second Phase, as recorded in Map Book 18, Page 36 A & B, 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.

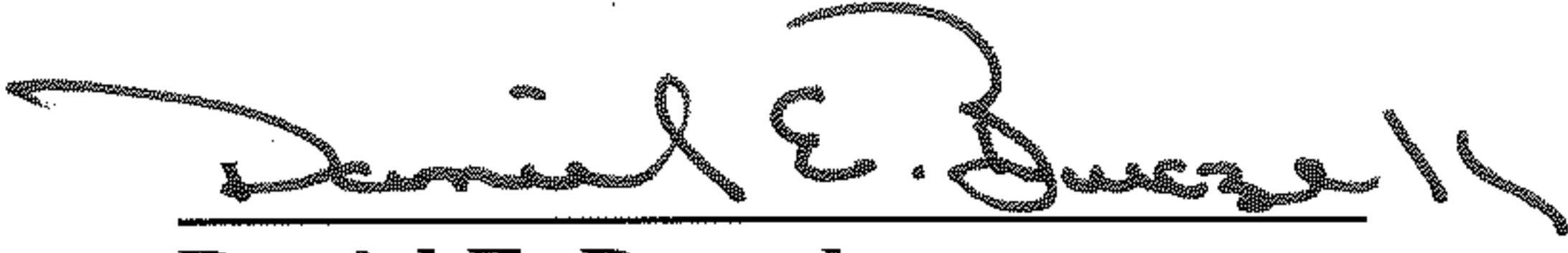
\$400,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

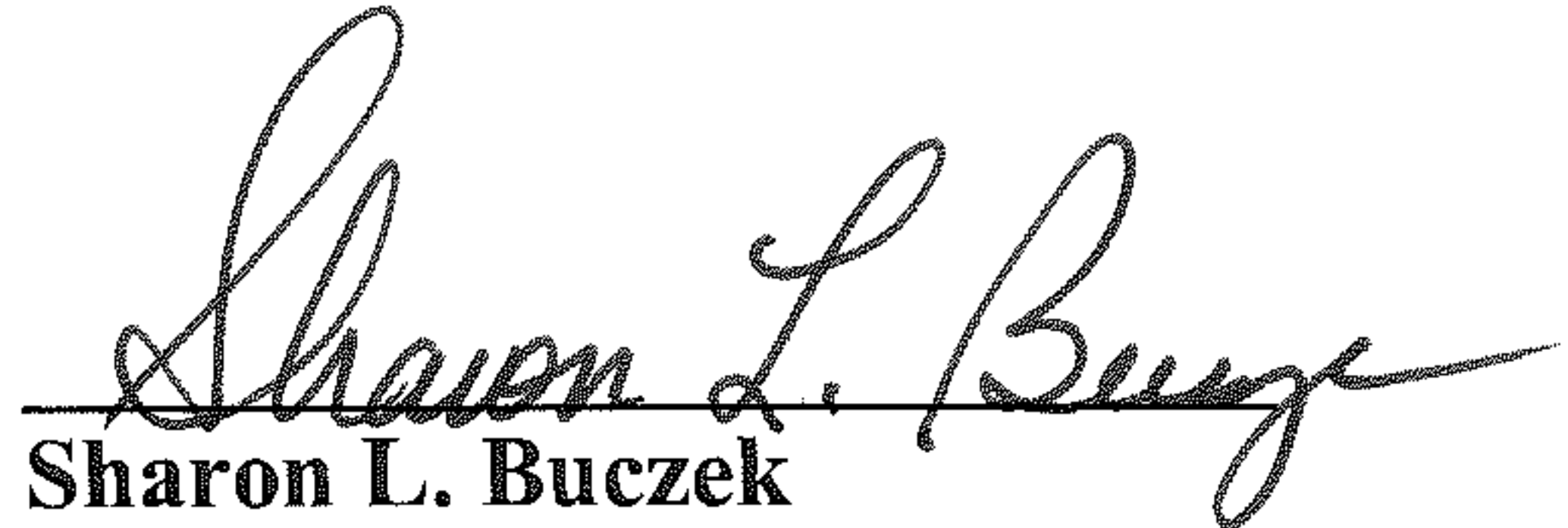
TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

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, **Daniel E. Buczek and Sharon L. Buczek**, have hereunto set their signatures and seals on January 31, 2017.

20170201000039400 02/01/2017 01:12:45 PM DEEDS 2/2


Daniel E. Buczek

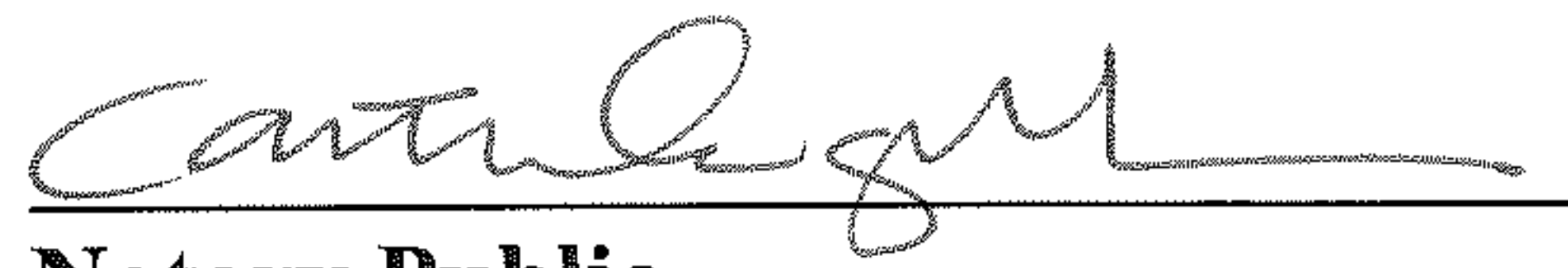

Sharon L. Buczek

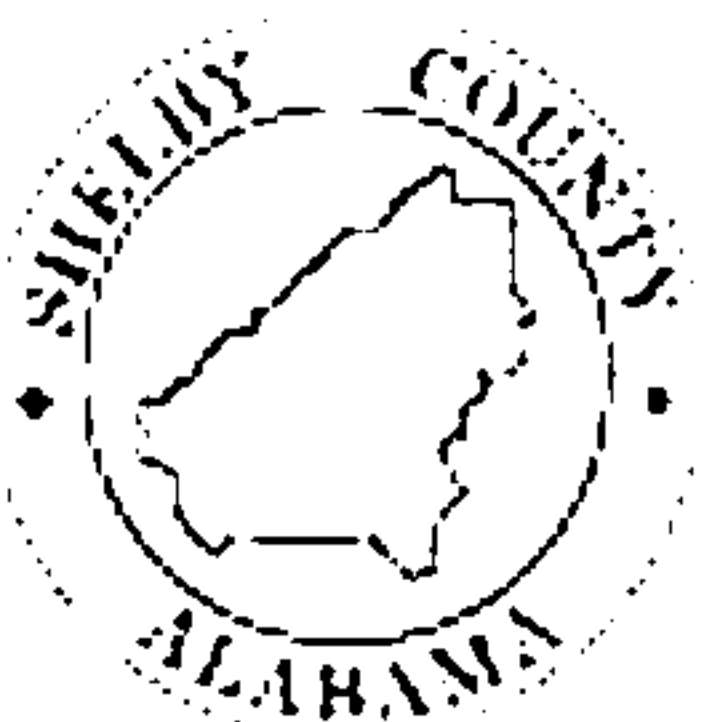
**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Daniel E. Buczek and Sharon L. Buczek**, 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 January 31, 2017.

(NOTARIAL SEAL)


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
02/01/2017 01:12:45 PM
\$118.00 CHERRY
20170201000039400

