

Reli Settlement Solutions, LLC
3595 Grandview Parkway, Suite 275
Birmingham, Alabama 35243

Send tax notice to:
POOR QUALITY
Lucas Alfredo Atencio Ocampo
5625 Kenai Fjords Loop
Anchorage, AK 99502
BHM1700345

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243

State of Alabama
County of Jefferson


20170503000153380 1/2 \$.00
Shelby Cnty Judge of Probate, AL
05/03/2017 02:11:42 PM FILED/CERT

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **One Hundred Thirteen Thousand and 00/100 Dollars (\$113,000.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Spartan Invest, LLC**, whose mailing address is 1110 -23rd St. S., Birmingham, AL 35205 (hereinafter referred to as "Grantor") by **Lucas Alfredo Atencio Ocampo** (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 Jefferson County, Alabama, the address of which is 132 Woodland Drive, Adamsville, AL 35005, to-wit:

Parcel I

Lot 3, Block 2, and a portion of Lot 4, Block 2, according to the Survey of First Addition to Miles Subdivision, as recorded in Map Book 63, Page 61, in the Probate Office of Jefferson County, Alabama, that portion of Lot 4 being more particularly described as follows:

Commence at the SE corner of Lot 4, according to said survey; run thence Northwesterly and along the South boundary of Lot 4 a distance of 95.0 feet; thence to the right at an angle of 165 degrees 16 minutes 30 seconds 85.39 feet to the East boundary of said Lot 4; thence to the right at an angle of 74 degrees 57 minutes 30 seconds along said East boundary 25.0 feet to the point of beginning.

Parcel II

The East 1/2 of Lot 2, Block 2, according to the Survey of First Addition to Miles Subdivision as recorded in Map Book 63, Page 61, in the Probate Office of Jefferson County, Alabama.

SUBJECT TO:

**AD VALOREM TAXES DUE OCTOBER 01, 2017 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.
MINING AND MINERAL RIGHTS EXCEPTED.**

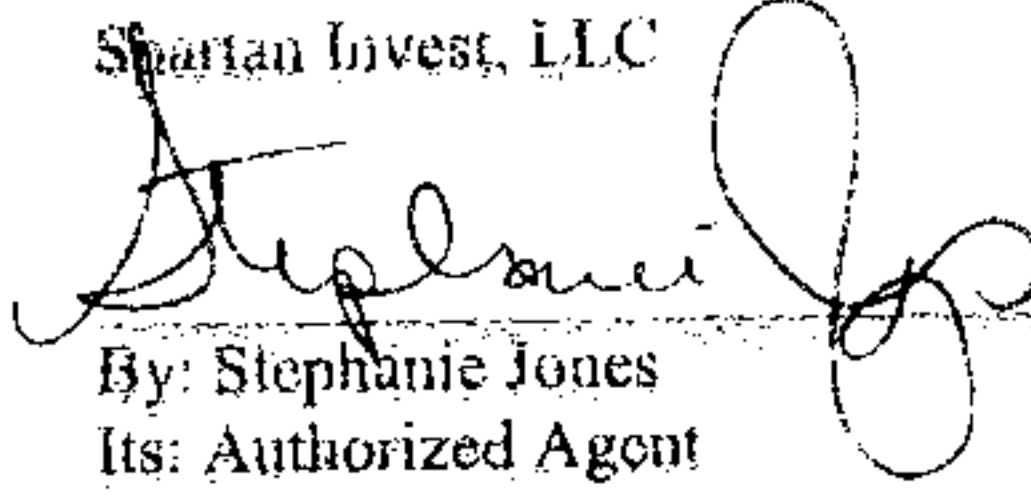
\$90,400.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

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, Spartan Invest, LLC, by Stephanie Jones, its Authorized Agent, who is authorized to execute this conveyance, has caused this conveyance to be executed on this, the 28th day of April, 2017.

Spartan Invest, LLC


By: Stephanie Jones
Its: Authorized Agent

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephanie Jones, whose name as Authorized Agent of Spartan Invest, LLC, 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, in her capacity and with full authority, executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

Given under my hand and official seal this (the 28th) day of April, 2017.




Notary Public
Print Name: CAITLIN HARDEE GRAHAM
Commission Expires: APR 14, 2019




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