

Reli Settlement Solutions, LLC

3595 Grandview Parkway, Suite 275

Birmingham, Alabama 35243

Send tax notice to:

Tyra L. Lang-Love and Anthony L. Love, Jr.

209 Widgeon Cir.

Alabaster, AL 35007-5374

BHM1700418

This instrument prepared by:

S. Kent Stewart

Stewart & Associates, P.C.

3595 Grandview Pkwy, #280

Birmingham, Alabama 35243

State of Alabama

County of Shelby

20170601000192750

06/01/2017 02:15:51 PM

DEEDS 1/2

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **Two Hundred Eighty Thousand and 00/100 Dollars (\$280,000.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Marvin Cherry and JoAnn Cherry, husband and wife**, whose mailing address is 4480 Hunters Walk Way, Cumming, GA 30028 (hereinafter referred to as "Grantors"), by **Tyra L. Lang-Love and Anthony L. Love, Jr.** (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 27, according to the Resurvey of Lots 1-24 and 27-39, The Grove, as recorded in Map Book 36, Page 97, 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.

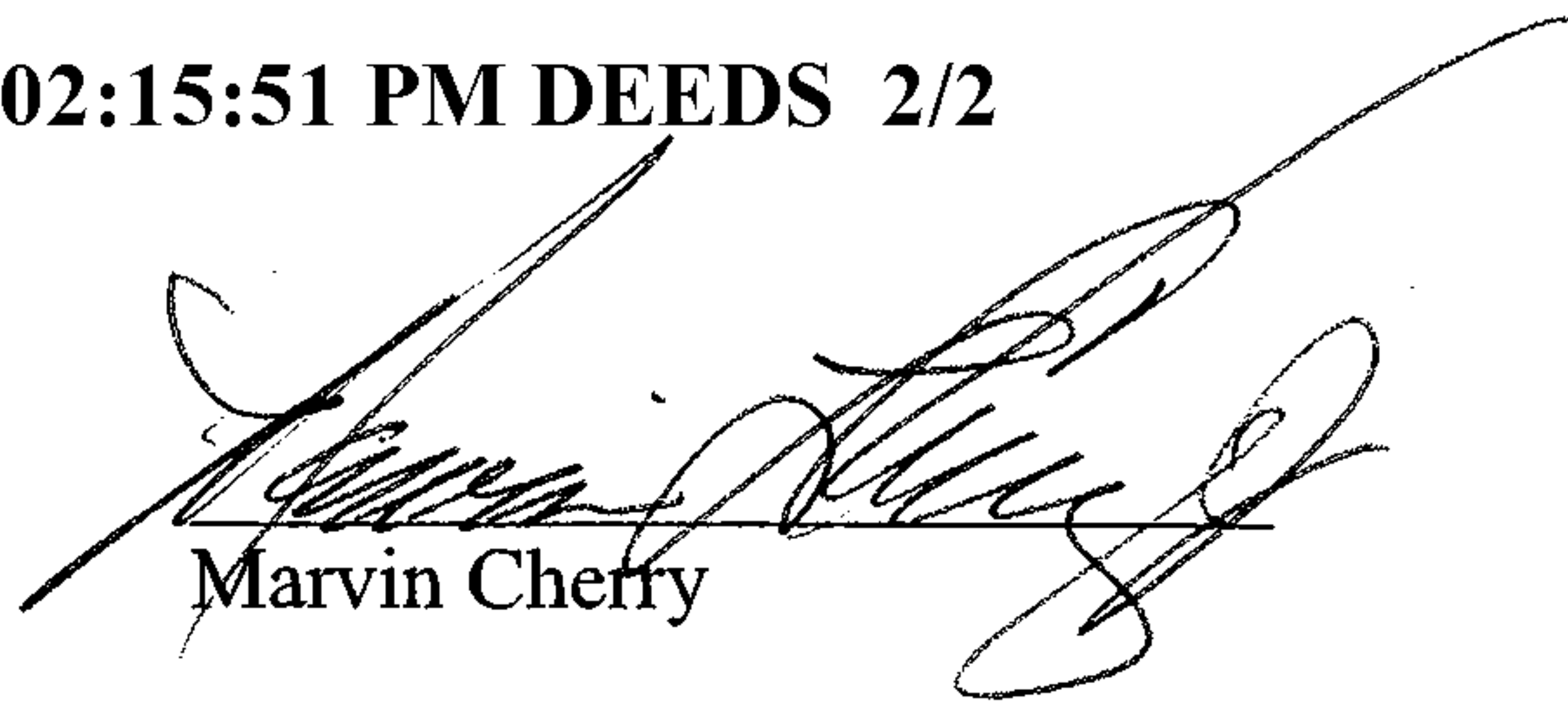
MINING AND MINERAL RIGHTS EXCEPTED.

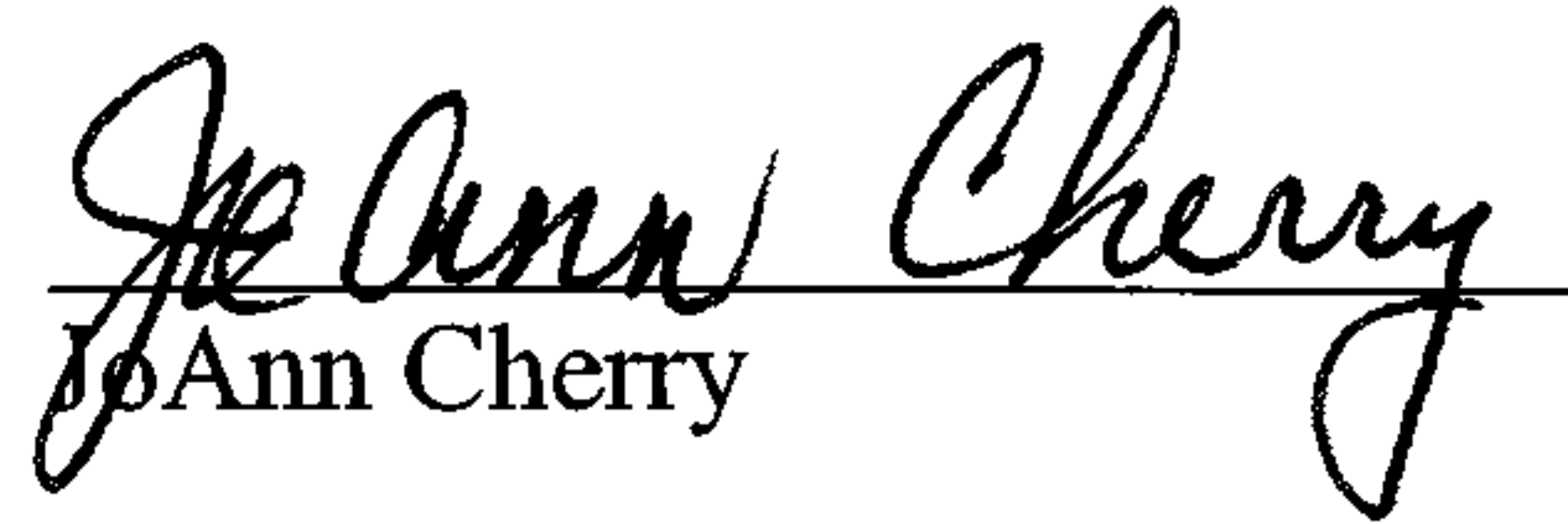
**\$266,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.**

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 Marvin Cherry and JoAnn Cherry have hereunto set their signatures and seals on May 31, 2017.

  
Marvin Cherry

  
JoAnn Cherry

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marvin Cherry and JoAnn Cherry, 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 the 31st day of May, 2017.

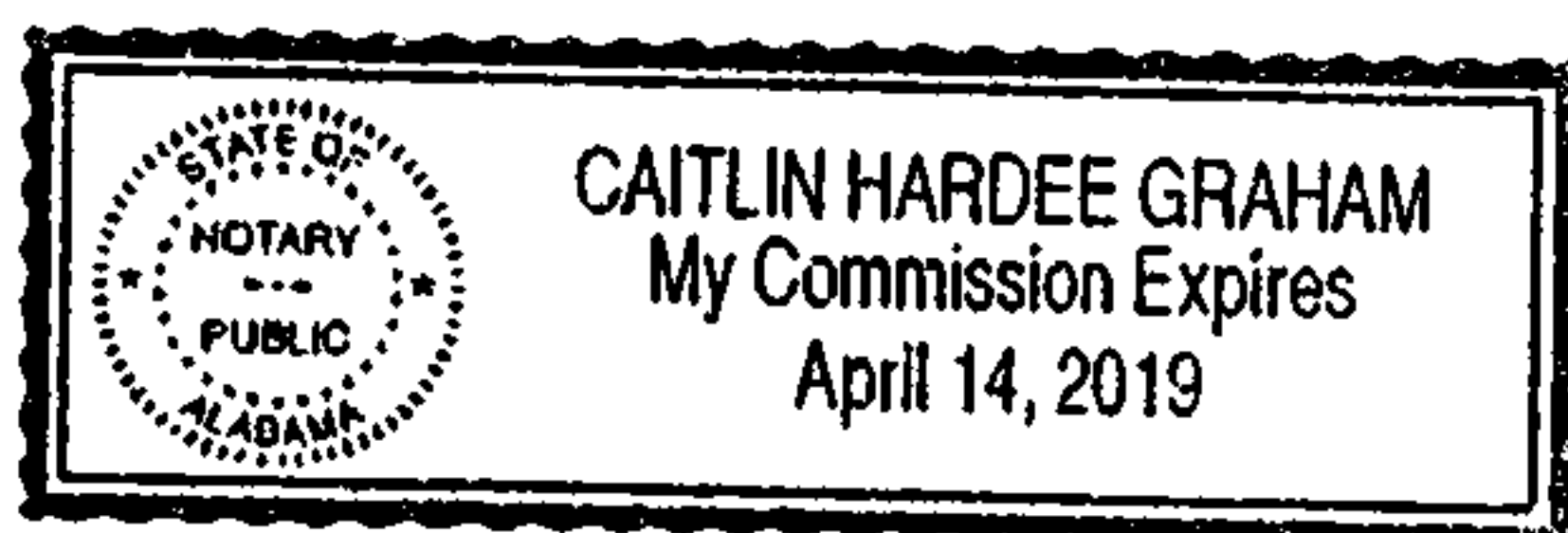
(NOTARIAL SEAL)



Notary Public

Print Name: CAITLIN HARDEE GRAHAM

Commission Expires: APRIL 14, 2019



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
06/01/2017 02:15:51 PM  
\$32.00 CHARITY  
20170601000192750

