

Send tax notice to:  
Neil Lyda and Melissa Lyda  
800 Barkley Dr.  
Alabaster, AL 35007  
BHM1700176

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

State of Alabama  
County of Shelby

20170601000193200  
06/01/2017 02:35:42 PM  
DEEDS 1/2

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **One Hundred Thirty Nine Thousand Eighty Six and 00/100 Dollars (\$139,086.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Jeremy D. Griffin, an unmarried man**, whose mailing address is 2972 Branch Street, Whiteland, IN 46184 (hereinafter referred to as "Grantors"), by **Neil Lyda and Melissa Lyda** (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 322, according to the Survey of Silver Creek, Sector III, Phase I, as recorded in Map Book 33, Page 151, 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.

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.

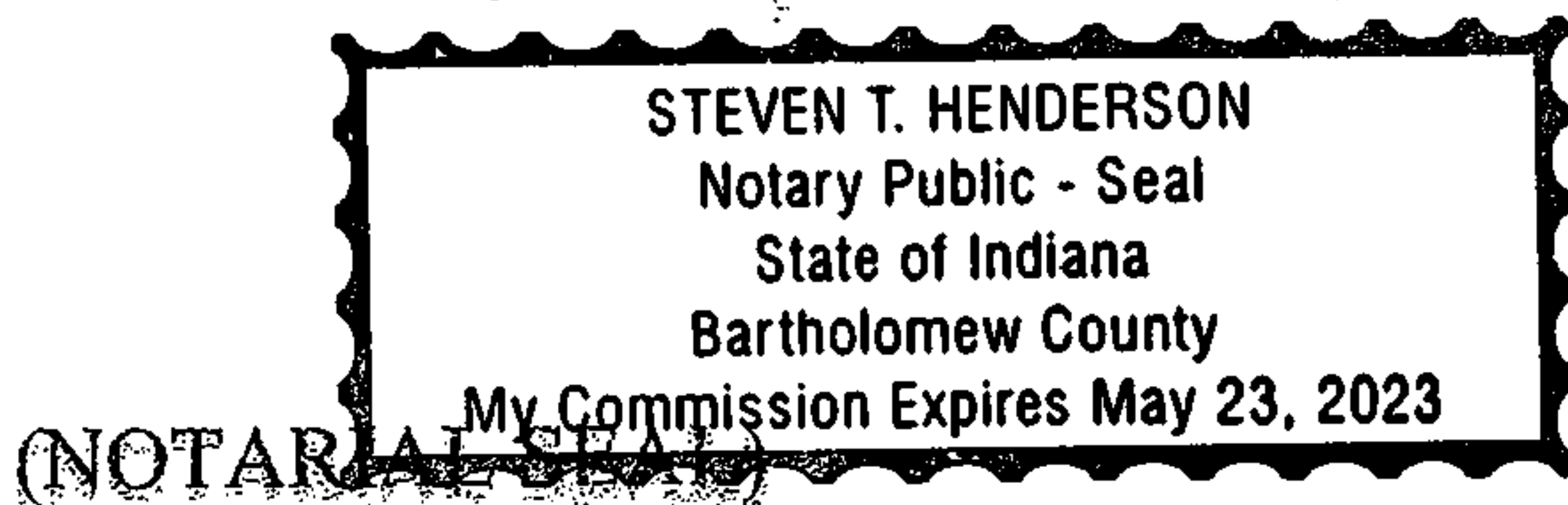
IN WITNESS WHEREOF, Grantor Jeremy D. Griffin has hereunto set his signature and seal on May 17, 2017.


  
Jeremy D. Griffin

STATE OF INDIANA  
COUNTY OF Johnson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jeremy D. Griffin, 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 17th day of May, 2017.



  
Notary Public  
Print Name: Steven T. Henderson  
Commission Expires: 5/23/23



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
06/01/2017 02:35:42 PM  
\$157.50 CHARITY  
20170601000193200

