

This instrument prepared by:
David P. Condon
David P. Condon, PC
100 Union Hill Drive
Suite 200
Birmingham, Alabama 35209

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07/12/2017 12:11:20 PM
RESTCOVN 1/1

STATE OF ALABAMA)
SHELBY COUNTY)

DECLARATION OF RESTRICTIVE COVENANT

WHEREAS, Demetrius Coates and Britney Coates, husband and wife, are the Owners of the following described real property, commonly known as 313 Creek Run Circle, Calera, AL 35040 (the "Property" and "Address"), situated in Shelby County, Alabama, to wit:

Lot 119, according to the Survey of Final Plat Shiloh Creek Sector One Plat II, as recorded in Map Book 42, Page 43, in the Probate Office of Shelby County, Alabama.

WHEREAS, Owners, on this date has purchased the Property described hereinabove from Greater Birmingham Habitat for Humanity, Inc., ("Habitat"); and in force and effect from time to time, and

RIGHT OF FIRST REFUSAL: Habitat will retain a right of first refusal on the Property. In the event the Owner intends to sell, transfer, or otherwise convey title to the Property, Owner shall give Habitat written notice of this intention. This notice shall specifically identify the following: the intended purchaser or transferee, the intended purchase price or other consideration, and the other terms and conditions of purchase or transfer. Attached to the notice shall be a copy of any written offer or agreement pertaining to the conveyance of the Property. Habitat shall have the right of first refusal to purchase the Property for the price and upon the terms and conditions set forth in the Owner's written notice to Habitat of the intention to sell, transfer or convey. Within thirty (30) days of receipt of said notice from the Owner, Habitat shall give written notice to the Owner of whether Habitat will exercise its right of first refusal. If Habitat exercises its right of first refusal to purchase the Property, Habitat and Owner shall execute a sales contract to that effect. If Habitat chooses not to purchase the Property or fails to timely exercise its right of first refusal, the Owner shall be free to convey the Property to the person, for the price and under the terms and conditions set forth in the Owner's notice of intent to sell, transfer or convey. This Right of First Refusal shall terminate on June 19th, 2032.

IN WITNESS WHEREOF, Owners have hereto set their signatures and seals, on this the 20th day of June, 2017.


Demetrius Coates


Britney Coates

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Demetrius Coates and Britney Coates whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 20th day of June, 2017.



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
07/12/2017 12:11:20 PM
\$15.00 CHERRY
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