

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

Send tax notice to:  
Gwendolyn F. Timmons  
David L. Timmons  
3000 Stonehill Circle  
Birmingham, AL 35244  
BHM1700966

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

**20170929000356300**  
**09/29/2017 03:38:57 PM**  
**DEEDS 1/2**

State of Alabama  
County of Shelby

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Hundred Ten Thousand and 00/100 Dollars (\$310,000.00) **the amount which can be verified in the Sales Contract between the two parties**, in hand paid to the undersigned, **Thomas Wills and Michelle Wills, husband and wife, whose mailing address is: 109 Bleu Drive, Ridgeland, MS 39157** (hereinafter referred to as "Grantors"), by **Gwendolyn F. Timmons and David L. Timmons, whose mailing address is: 3000 Stonehill Circle, Birmingham, AL 35244** (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, having a property address of: 3000 Stonehill Circle, Birmingham, AL 35244, to-wit:

Lot 44, according to the Survey of Valley Brook, Phase IV, as recorded in Map Book 14, Page 84, 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.

\$248,000.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A FIRST MORTGAGE LOAN.

\$30,600.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A SECOND MORTGAGE LOAN.

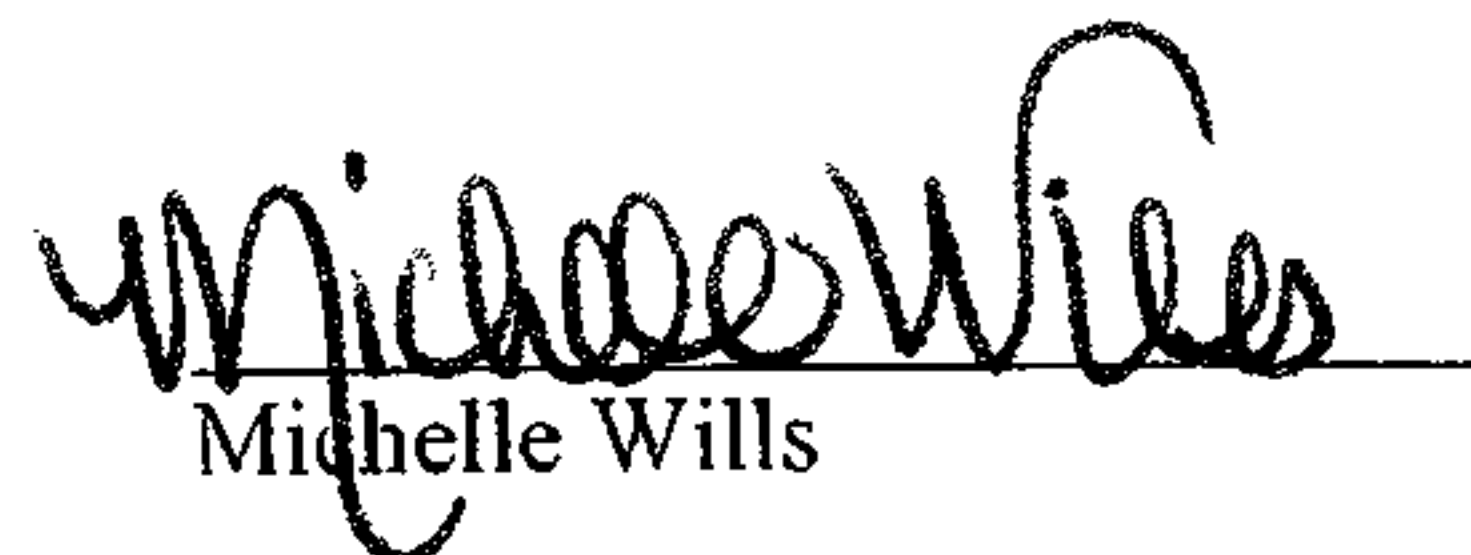
TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

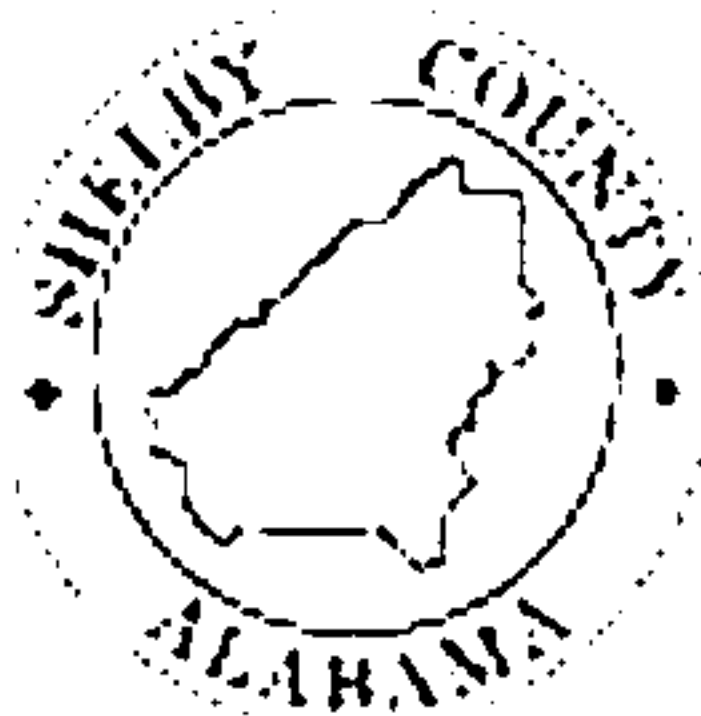
The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises;

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 have hereunto set their signatures and seals on the 28<sup>th</sup> day of September, 2017.

  
Thomas Wills

  
Michelle Wills



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
09/29/2017 03:38:57 PM  
\$49.50 DEBBIE  
20170929000356300



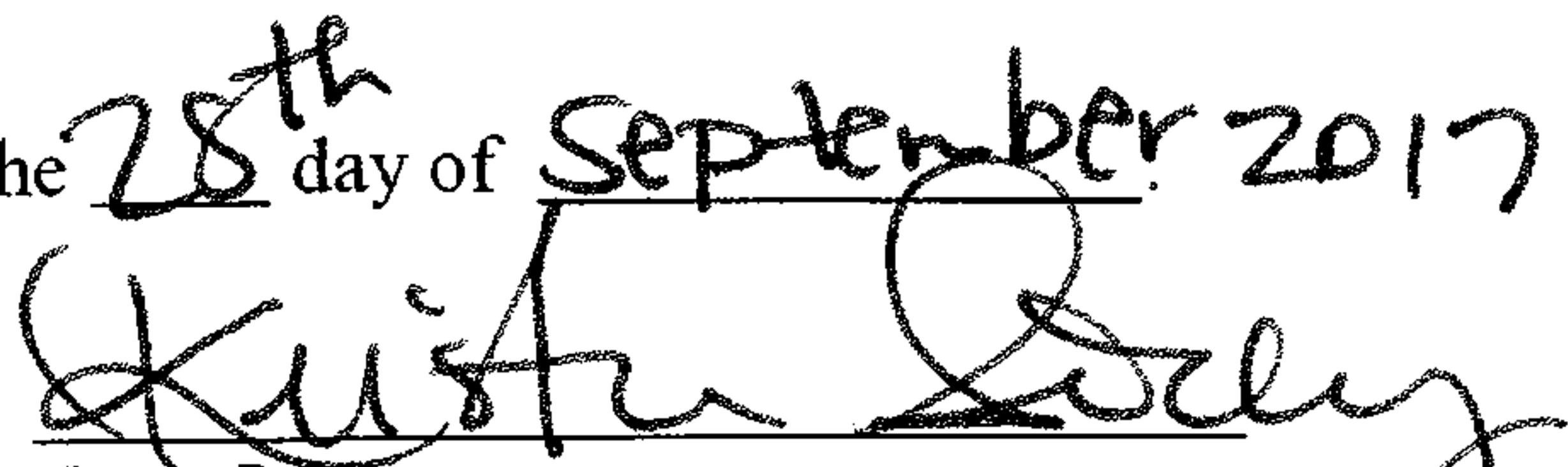
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas Wills and Michelle Wills, 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 28<sup>th</sup> day of September, 2017

(NOTARIAL SEAL)



  
Notary Public  
Print Name: Kristine Sorey  
Commission Expires: 9.23.19