

Send tax notice to:  
MICHAEL A HUGHES  
917 BARKLEY DRIVE  
ALABASTER, AL, 35007

This instrument prepared by:  
Charles D. Stewart, Jr.  
Attorney at Law  
4898 Valleydale Road, Suite A-2  
Birmingham, Alabama 35242

STATE OF ALABAMA  
Shelby COUNTY

2017593T

**WARRANTY DEED**

**20171023000384090**  
**10/23/2017 02:00:51 PM**  
**DEEDS 1/2**

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of Two Hundred Nineteen Thousand Four Hundred Twenty-Five and 00/100 Dollars (\$219,425.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, ADAMS HOMES LLC, **whose mailing address is:** 3000 GULF BREEZE PARKWAY, GULF BREEZE, FL 32563 (hereinafter referred to as "Grantor") by MICHAEL A HUGHES and BRITTANY L HUGHES **whose property address is:** 917 BARKLEY DRIVE, ALABASTER, AL, 35007 (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, 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 381, according to the map and survey of Silver Creek Subdivision, Sector III, Phase III, as recorded in Map Book 40, page 17 in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year beginning October 1, 2017 which constitutes a lien but are not due and payable until October 1, 2018.
2. Restrictions, public utility easements and building setback lines, as shown on the recorded map and survey of Silver Creek, Sector III, Phase III, as recorded in Map Book 40, page 17, in the Probate Office of Shelby County, Alabama.
3. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records, including those as recorded in Deed Book 121, page 294; Deed Book 127, page 140; Deed Book 9, page 302; Deed Book 255, page 168; Deed Book 6, page 16; Deed Book 111, page 625 and Deed Book 268, page 344.
4. Agreement with Alabama Power Company as to underground cables as recorded in Book 69, page 459 and Book 69, page 458.
5. Right of way to Alabama Power Company as recorded in Deed Book 105, page 25; Deed Book 105, page 26; and Deed Book 117, page 280.
6. Right of way and Easements granted to Alabama Power Company as recorded in Deed Book 65, page 1; Book 69, page 458; Deed Book 69, page 459; Deed Book 332, page 554; Book 135, Page 34; Book 151, Page 449; Book 1369, page 28; Book 108, page 363; Instrument #20050804000396630; Instrument #20050804000396640 and Instrument #2016031600008421.
7. Easement to Plantation Pipe Line Company recorded in Book 112, Page 378.
8. Agreement with the City of Alabaster as recorded in Instrument #1998-29227.
9. Assignment of Developer recorded in Instrument #2002-30821.
10. Covenants, Conditions and Restrictions as recorded in Instrument #2000-30023; amended in Instrument #2002-17873; #20080527000212520; Instrument #20071008000468800; Instrument #201211300000458550; and Instrument #20160303000067770.

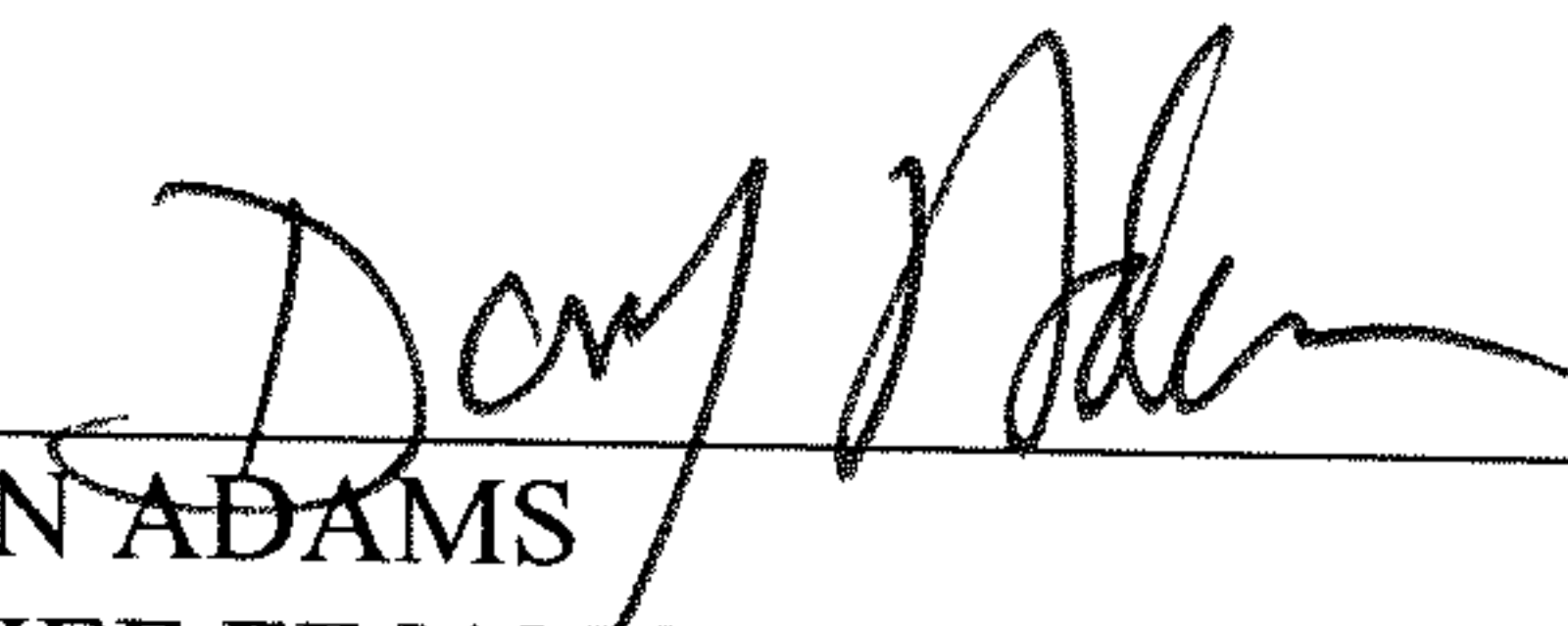
\$208,400.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

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, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor ADAMS HOMES, LLC by DON ADAMS, its CHIEF FINANCIAL OFFICER, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 20<sup>th</sup> day of October, 2017.

ADAMS HOMES, LLC



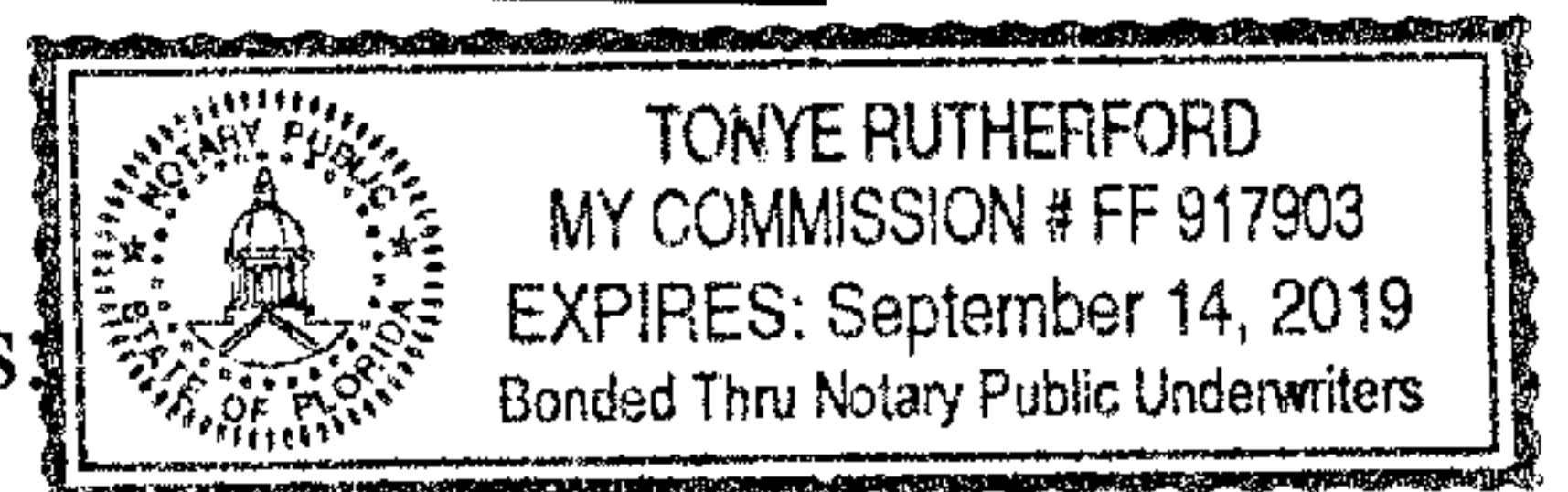
BY: DON ADAMS  
ITS: CHIEF FINANCIAL OFFICER

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that DON ADAMS, whose name as CHIEF FINANCIAL OFFICER of ADAMS HOMES, 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 and with full authority, he executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 20<sup>th</sup> day of October, 2017.

tonye Rutherford  
Notary Public  
Print Name:  
Commission Expires



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
10/23/2017 02:00:51 PM  
\$29.50 DEBBIE  
20171023000384090

