

This instrument was prepared by:
The Law Office of Jack R. Thompson, Jr., LLC
3500 Colonnade Parkway, Suite 350
Birmingham, Alabama 35243
(205) 443-9027

Send Tax Notice To:
Deborah P. Jackson
1669 18th Way SW
B'ham, AL 35211

20171117000417210
11/17/2017 02:32:09 PM
DEEDS 1/3

WARRANTY DEED

STATE OF ALABAMA)
) KNOW ALL MEN BY THESE PRESENTS:
SHELBY COUNTY)

That, in consideration of \$263,000.00, the amount of which can be verified in the sales contract between the parties hereto, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, Natalie Fleming and Adam C. Fleming a married couple (the "Grantor", whether one or more), whose mailing address is 515 CADWELL MILL CIRCLE BIRMINGHAM AL 35242, do hereby grant, bargain, sell, and convey unto Deborah P. Jackson (the "Grantee", whether one or more), whose mailing address is 1669 - 18th Way S.W. B'ham, AL 35211, the following-described real estate situated in Shelby County, Alabama, the address of which is 6213 Black Creek Loop North, Hoover, AL 35244; to-wit:

SEE ATTACHED EXHIBIT "A"

Subject to:

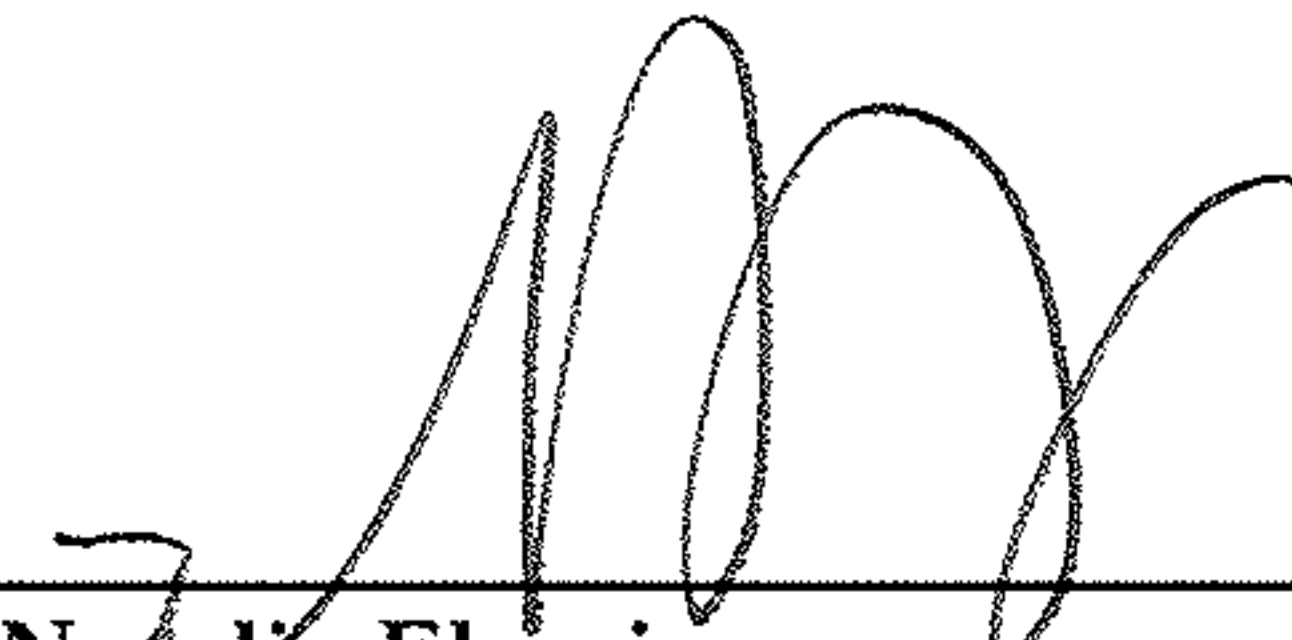
- (1) ad valorem taxes for the current year and subsequent years;
- (2) restrictions, reservations, conditions, and easements of record, if any; and
- (3) any minerals or mineral rights leased, granted, or retained by prior owners.

TO HAVE AND TO HOLD unto the said Grantee, its heirs, and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the same Grantee, its heirs, and assigns, that I am (we are) lawfully seized in fee simple of said property; the property is free from encumbrances, unless otherwise noted above; I (we) have a good right to sell and convey the property as aforesaid; and I (we) will and my (our) heirs, executors, and administrators shall warrant and defend the same to the said Grantee, its heirs, and assigns forever, against the lawful claims of all persons.

Note: \$184,100.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, Natalie Fleming a married person has/have hereunto set his/her/their hand(s) and seal(s) this 14 day of November, 2017.




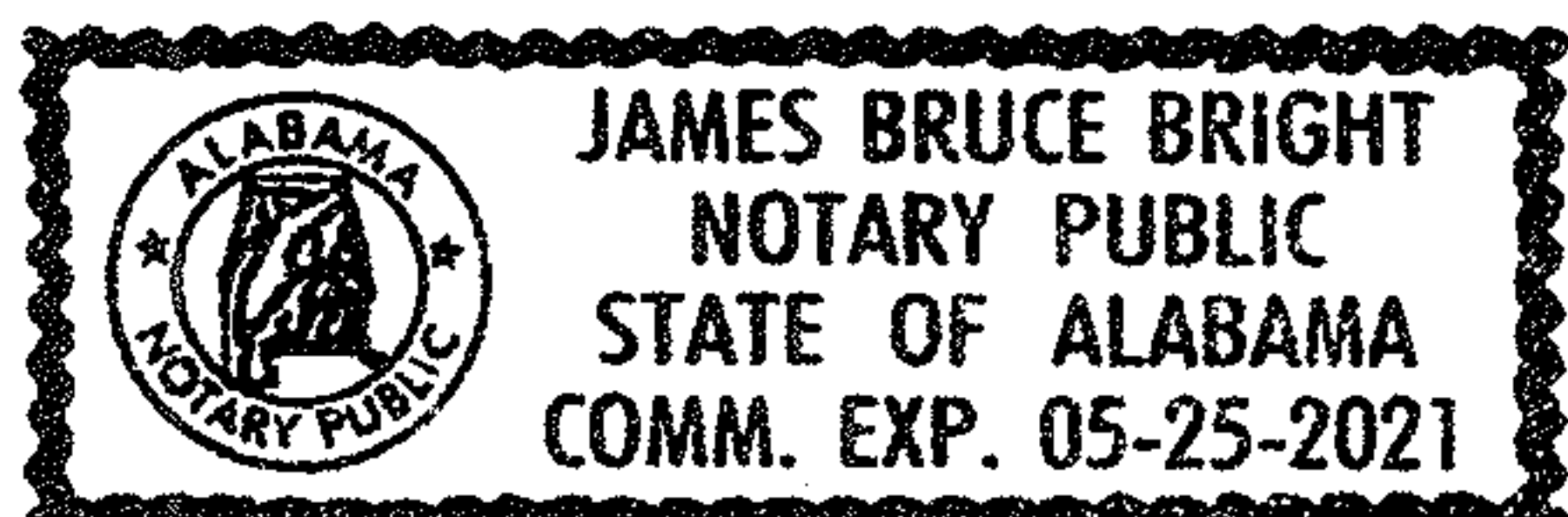
Natalie Fleming

State of Alabama
Shelby County

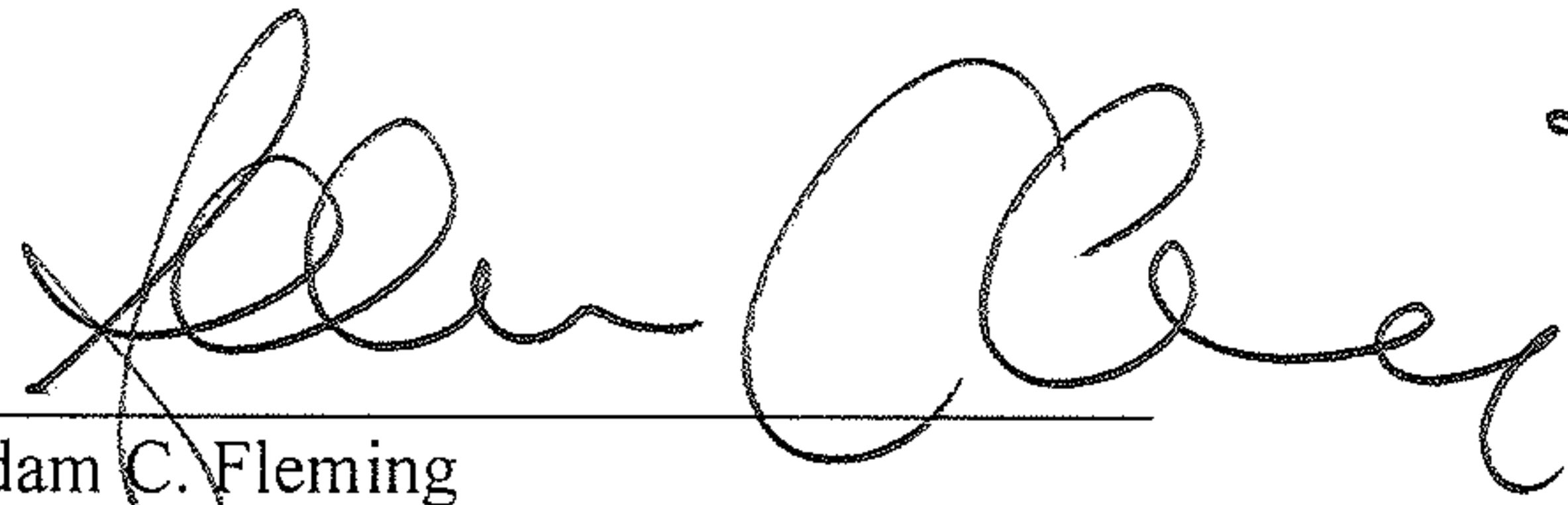
I, The Undersigned, a notary for said County and in said State, hereby certify that Natalie Fleming whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, they executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 14 day of November, 2017.


Notary Public
Commission Expires:



IN WITNESS WHEREOF, Adam C. Fleming a married couple has/have hereunto set his/her/their hand(s) and seal(s) this 14 day of November, 2017.

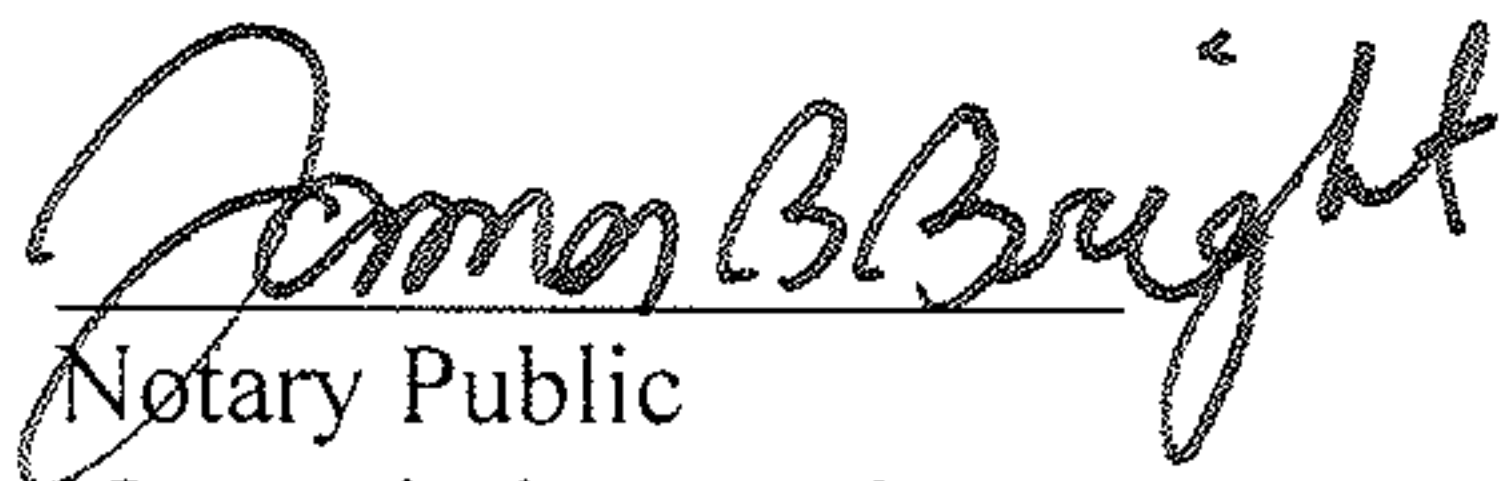

Adam C. Fleming

State of Alabama
Shelby County

20171117000417210 11/17/2017 02:32:09 PM DEEDS 2/3

I, The Undersigned, a notary for said County and in said State, hereby certify that Adam C. Fleming, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, they executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 14 day of November, 2017.


Notary Public
Commission Expires:

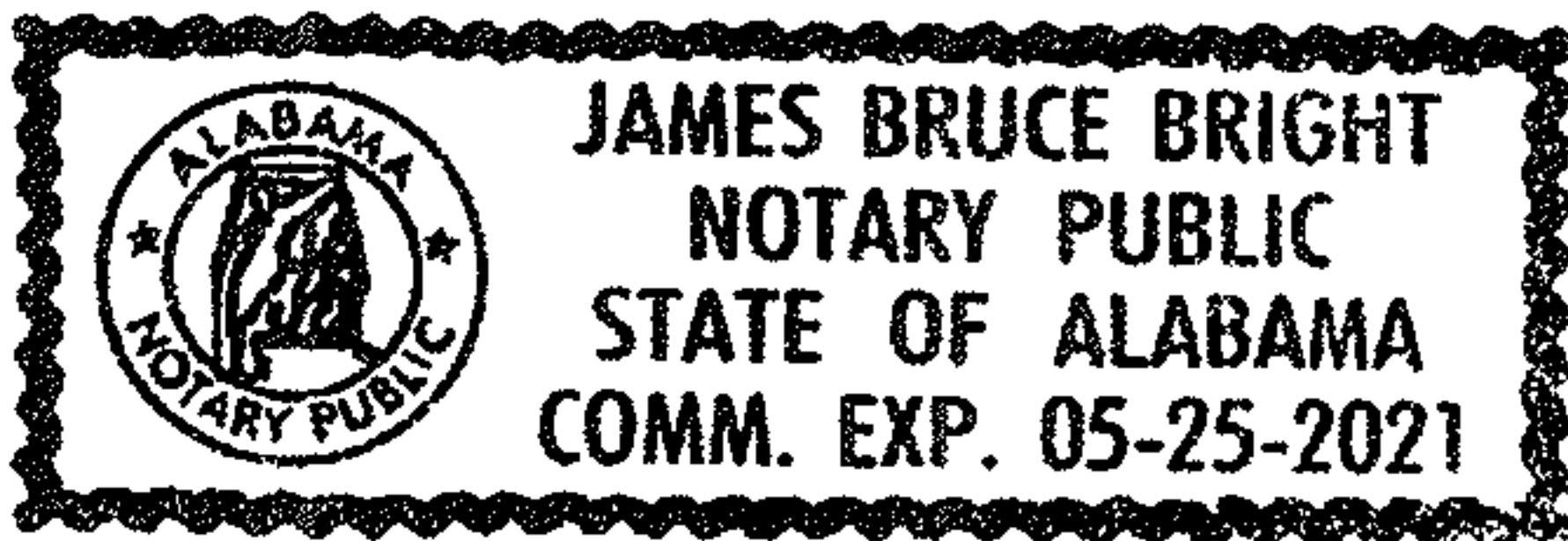


EXHIBIT "A"
Legal Description

Lot 269, according to the Final Record Plat of Creekside, Phase 2, Part B, as recorded in Map Book 39, Page 58 A&B, in the Office of the Judge of Probate of Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
11/17/2017 02:32:09 PM
\$100.00 CHERRY
20171117000417210

A handwritten signature in black ink, appearing to read "James W. Fuhrmeister".

A handwritten signature in black ink, consisting of stylized, overlapping loops.