

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

Send tax notice to:  
Barbara Annette McNabb  
476 Meadow Croft Drive  
Birmingham, AL 35242  
BHM1701154

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

State of Alabama  
County of Shelby

20171120000419490  
11/20/2017 03:57:56 PM  
DEEDS 1/2

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Seven Thousand and 00/100 Dollars (\$207,000.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned **Pam DeGaris Cox f/k/a Pam DeGaris and Jack Cox**, husband and wife, whose mailing address is: 696 Highland Lakes Cove, Birmingham, AL 35242 (hereinafter referred to as "Grantor"), by **Barbara Annette McNabb** (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, the address of which is 476 Meadow Croft Drive, Birmingham, AL 35242, to-wit:

**Lot 19, according to the Survey of Meadow Brook Townhomes, Phase III, as recorded in Map Book 28, Page 135, in the Probate Office of Shelby County, Alabama.**

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2018 AND THEREAFTER.

BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

MINERAL AND MINING RIGHTS EXCEPTED.

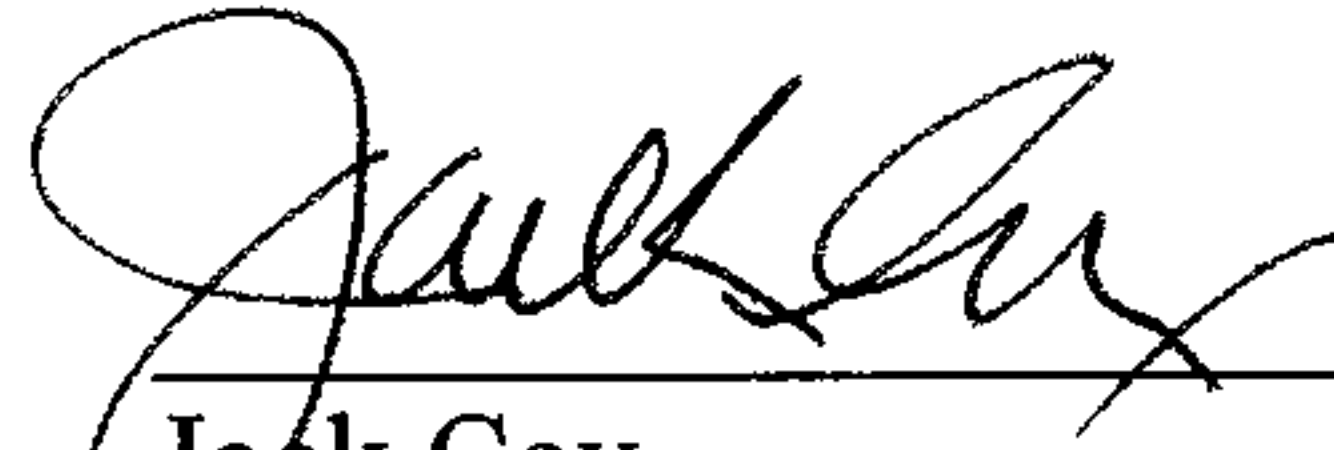
**\$196,650.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.**

The Grantor does for himself/herself, his/her heirs and assigns, covenant with Grantee, his/her heirs, executors, administrators and assigns, that he/she is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he/she has a good right to sell and convey the same as aforesaid; and that he/she will, and his/her heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her/his heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this, the 17  
day of NOVEMBER, 2017

  
Pam DeGaris Cox f/k/a Pam DeGaris

  
Jack Cox

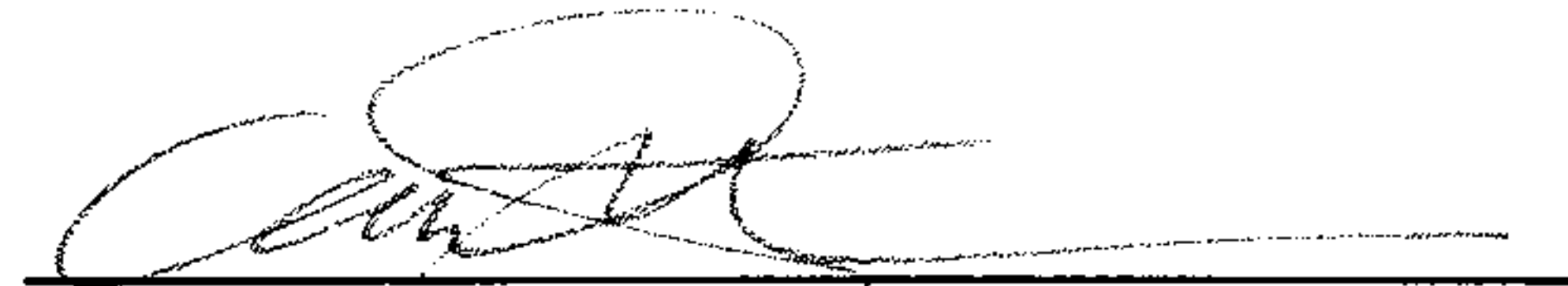
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Pam DeGaris Cox f/k/a Pam DeGaris and Jack Cox, whose names 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this, the 17 day of NOVEMBER, 2017

(Notary Seal)

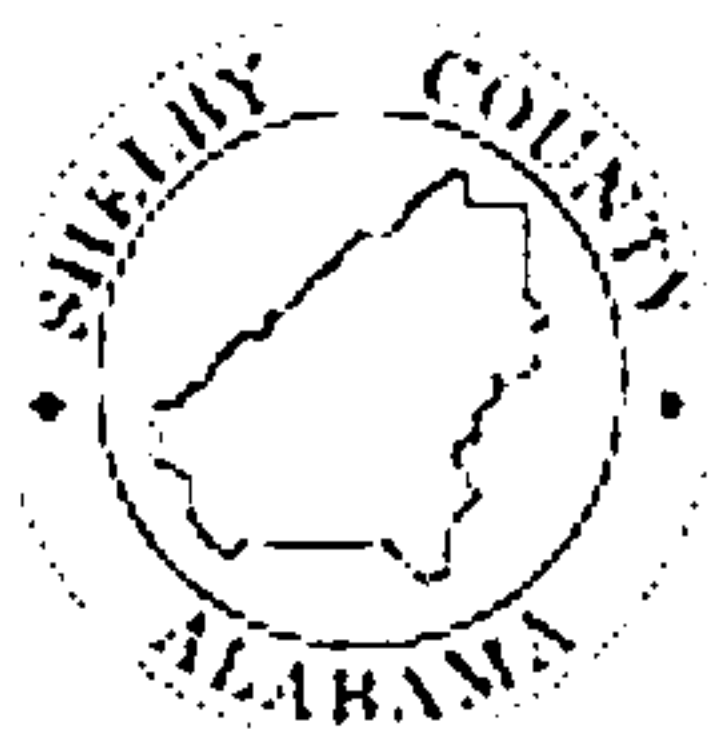




Notary Public

Print Name: CAITLIN HARDEE GRAHAM

Commission Expires: APR. 14, 2019



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
11/20/2017 03:57:56 PM  
\$28.50 CHERRY  
20171120000419490

