

This instrument was prepared by:
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Birmingham, Alabama 35243
(205) 443-9027

Send Tax Notice To:
144 Golden Meadow Dr
Alabaster, AL 35007

20171211000441220
12/11/2017 11:33:20 AM
DEEDS 1/2

WARRANTY DEED

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

That, in consideration of \$242,900.00, 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, Rickey D. Creel and Leisa Creel a married couple (the "Grantor", whether one or more), whose mailing address is 7709 Lizelia Road Meridian, MS, do hereby grant, bargain, sell, and convey unto Grace M Gibson (the "Grantee", whether one or more), whose mailing address is 144 Golden Meadow Dr. Alabaster, AL 35007, the following-described real estate situated in Shelby County, Alabama, the address of which is 144 Golden Meadow Drive, Alabaster, AL 35007; 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: \$230,755.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, Rickey D. Creel and Leisa Creel a married couple has/have hereunto set his/her/their hand(s) and seal(s) this 7th day of December, 2018.

Rickey D. Creel
Rickey D. Creel
Leisa Creel
Leisa Creel

State of Alabama
Shelby County

I, The Undersigned, a notary for said County and in said State, hereby certify that Rickey D. Creel and Leisa Creel, 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 7th day of December, 2018.

[Signature]
Notary Public
Commission Expires: 10/31/2020

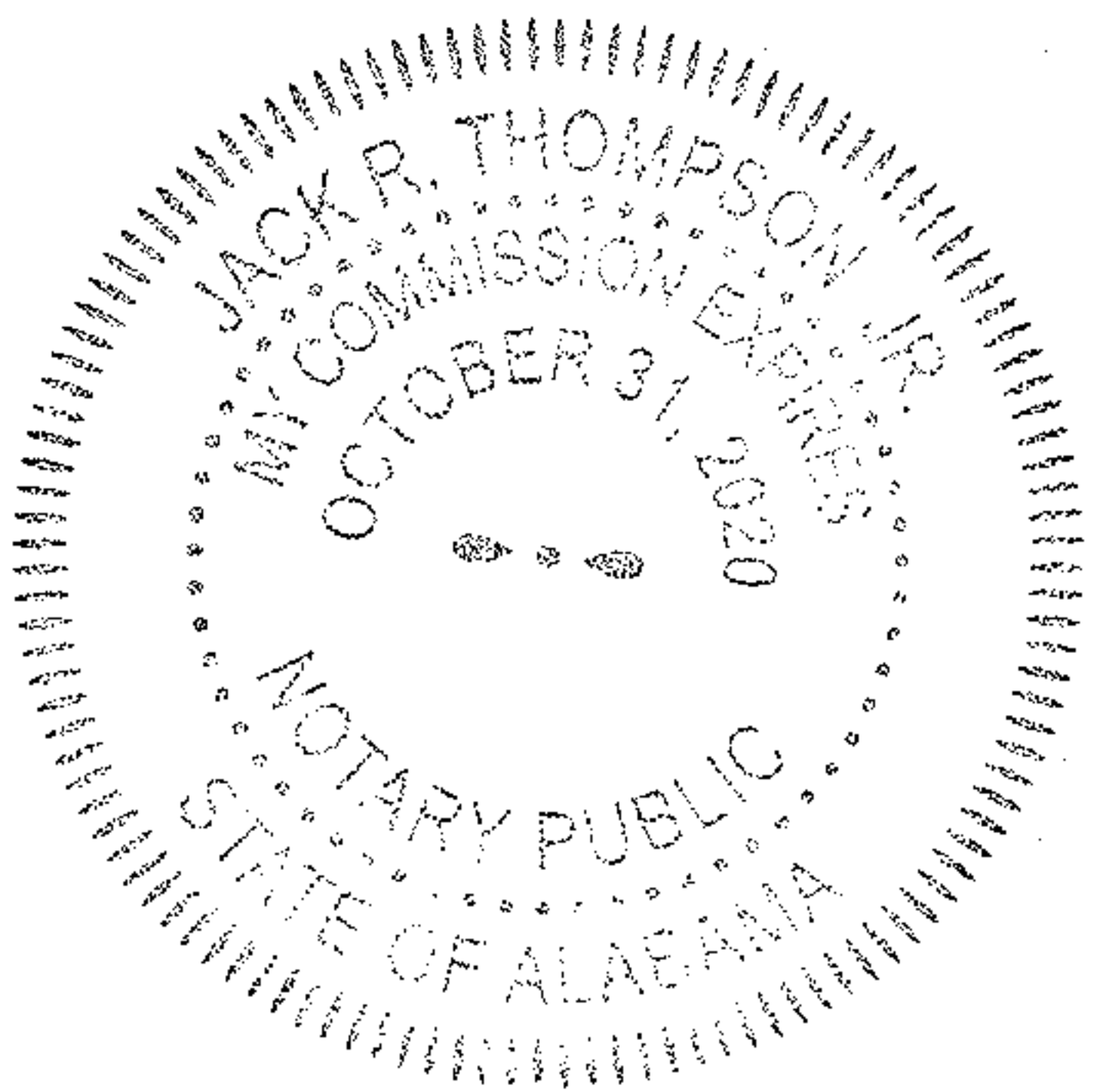
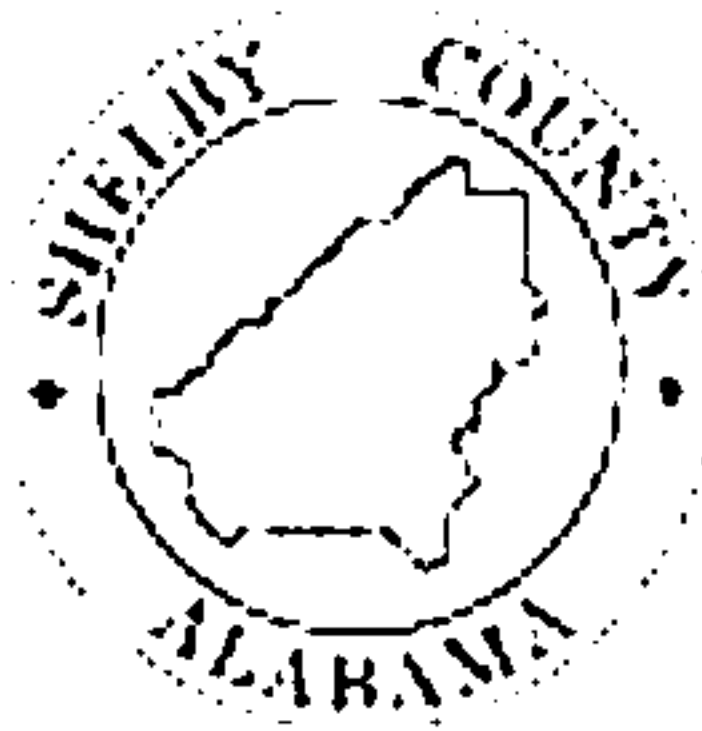


EXHIBIT "A"
Legal Description

Lot 30, Golden Meadows Subdivision, according to the plat thereof, recorded in Map Book 38, Page 80, as recorded 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
12/11/2017 11:33:20 AM
\$30.50 DEBBIE
20171211000441220

A handwritten signature in black ink, appearing to read "J. Fuhrmeister", is written over the typed name of the Probate Judge.