

Send tax notice to:
Benjamin Phillip Glassco and Gabriela Renee Glassco
144 Silverleaf Dr.
Pelham, AL 35124
HOV1800213

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

State of Alabama
County of Shelby

20180521000173900
05/21/2018 09:32:45 AM
DEEDS 1/2

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **Two Hundred Ninety One Thousand Five Hundred and 00/100 Dollars (\$291,500.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Eric E. Cleckler and Rebecca S. Cleckler, husband and wife**, whose mailing address is 1718 Riverchase Trail, Hoover, AL 35244 (hereinafter referred to as "Grantors"), by **Benjamin Phillip Glassco and Gabriela Renee Glassco** (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, to-wit:

Lot 15, according to the Survey of Silver Leaf, Phase I, as recorded in Map Book 24, Page 16, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

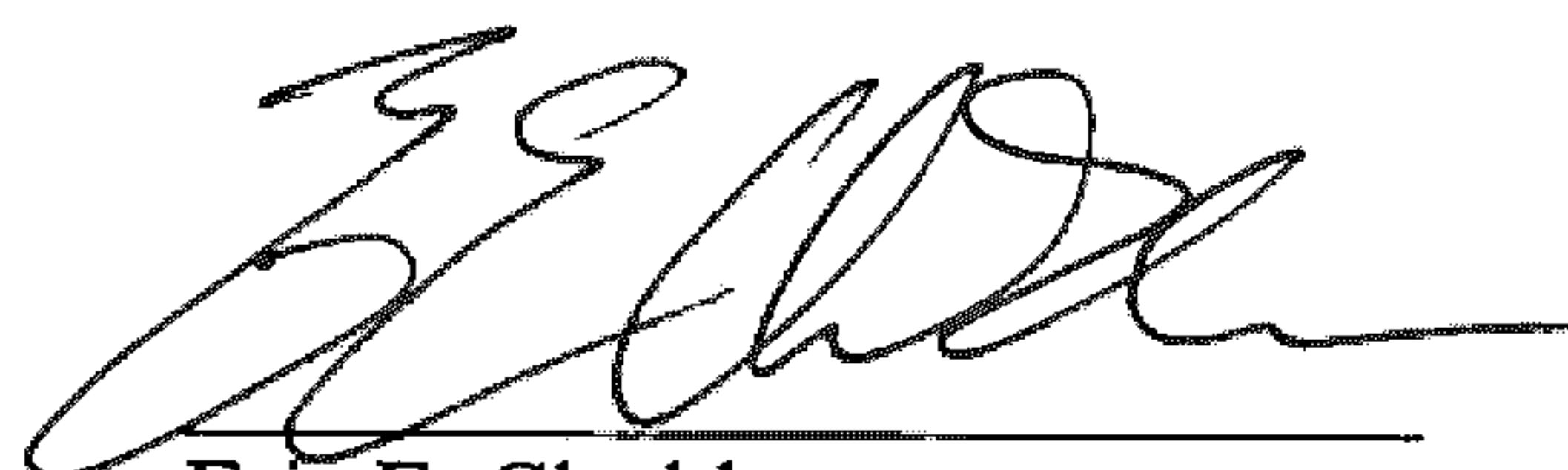
**AD VALOREM TAXES DUE OCTOBER 01, 2018 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.
MINING AND MINERAL RIGHTS EXCEPTED.**

\$262,350.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

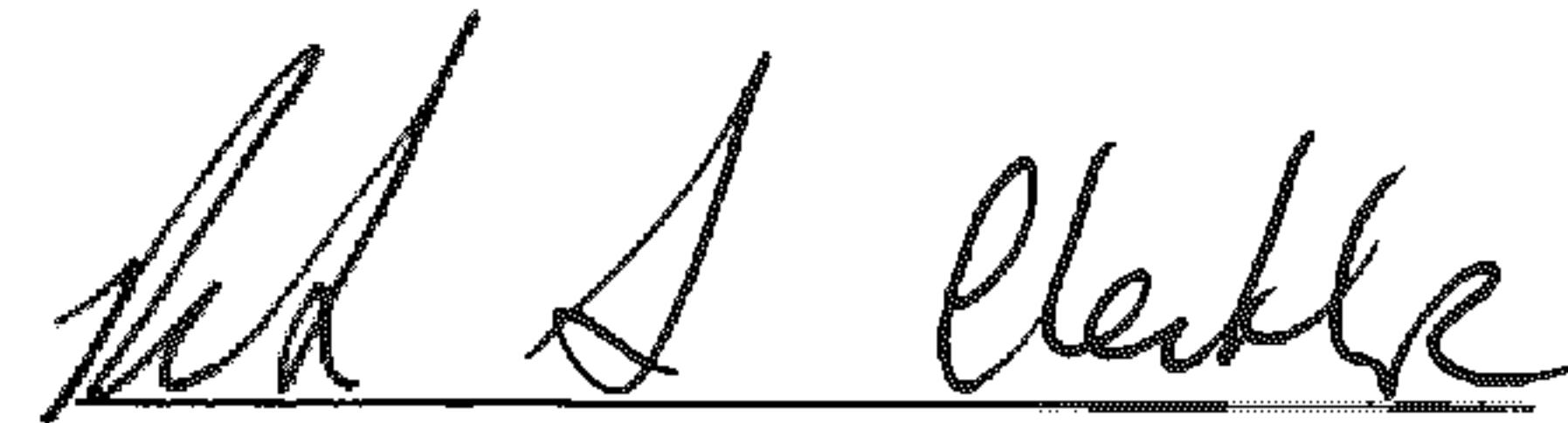
TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

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 Eric E. Cleckler and Rebecca S. Cleckler have hereunto set their signatures and seals on May 18, 2018.



Eric E. Cleckler



Rebecca S. Cleckler

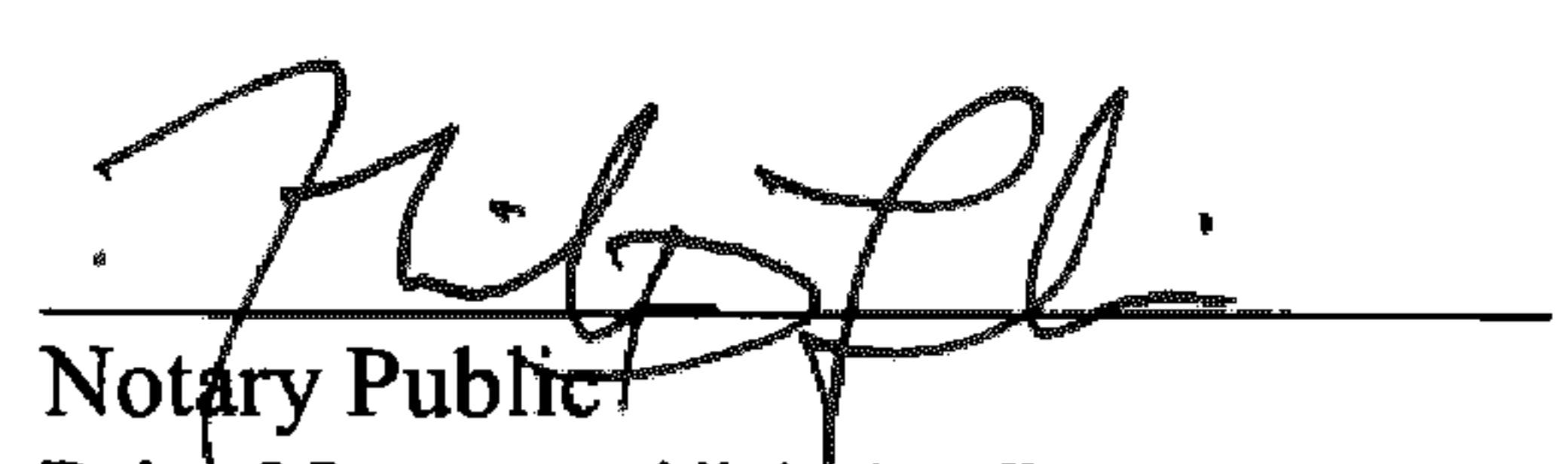
20180521000173900 05/21/2018 09:32:45 AM DEEDS 2/2

STATE OF ALABAMA
COUNTY OF JEFFERSON

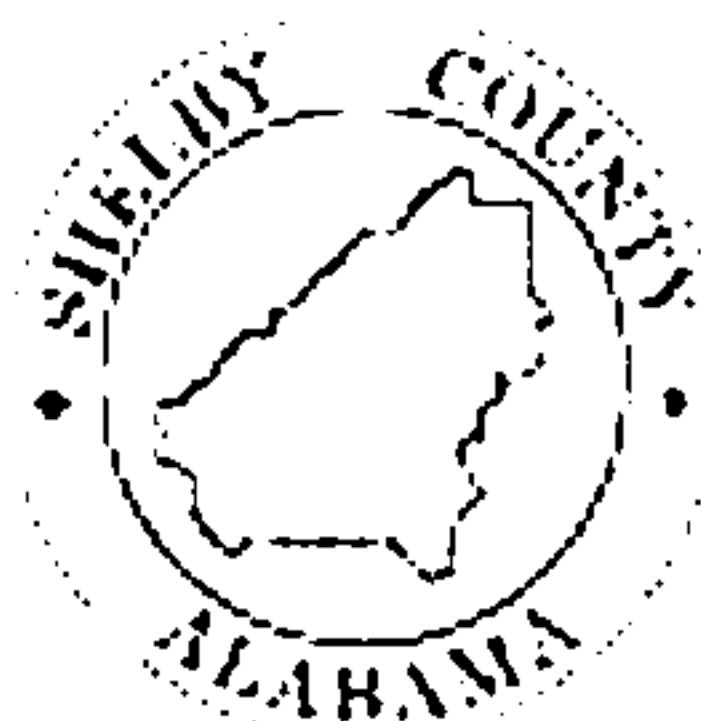
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Eric E. Cleckler and Rebecca S. Cleckler, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the 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 18th day of May, 2018.

(NOTARIAL SEAL)



Notary Public
Print Name: Nicholas Dean Leslie
Commission Expires: 12-29-2019



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
05/21/2018 09:32:45 AM
\$47.50 CHERRY
20180521000173900

