

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

20180703000236440
07/03/2018 09:16:10 AM
DEEDS 1/2

Send tax notice to:
John Ashley & Carol S. Fulgham
201 Falling Waters Way
Maylene, AL 35114
BHM1800533

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

State of Alabama
County of Shelby

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Ninety Five Thousand and 00/100 Dollars (\$195,000.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **William B. Hill and Karen S. Hill**, husband and wife, whose mailing address is: 1450 Applegate Dr Alabaster, AL 35007 (hereinafter referred to as "Grantors"), by **John Ashley Fulgham and Carol S. Fulgham** (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 3, according to the Final Plat of Cross Creek Subdivision, as recorded in Map Book 38, Page 3, 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.

MINING AND MINERAL RIGHTS EXCEPTED.

\$185,250.00 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.

20180703000236440 07/03/2018 09:16:10 AM DEEDS 2/2

IN WITNESS WHEREOF, Grantors William B. Hill and Karen S. Hill have hereunto set their signatures and seals on June 27, 2018.


William B. Hill


Karen S. Hill



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
07/03/2018 09:16:10 AM
\$28.00 DEBBIE
20180703000236440

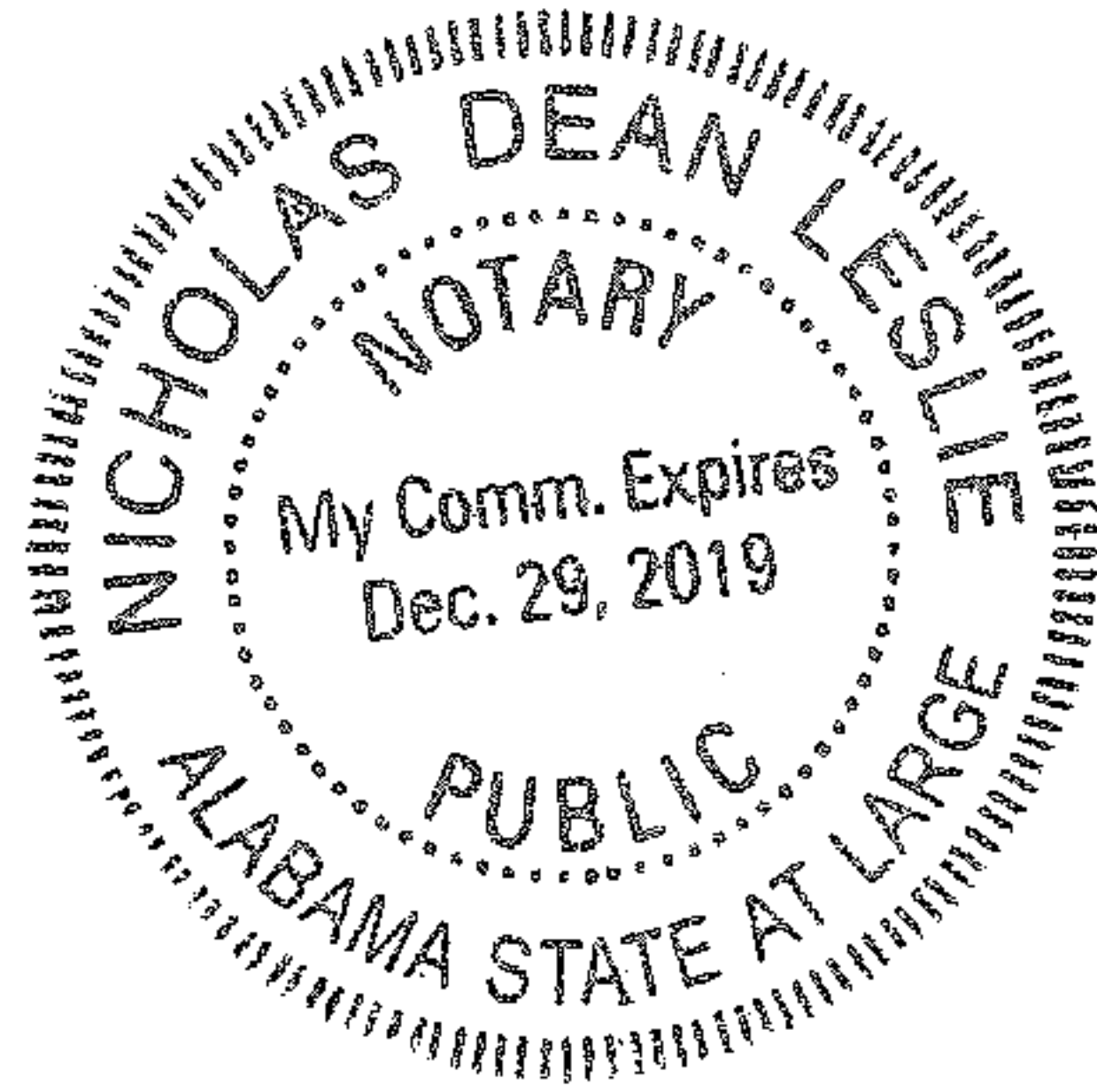



STATE OF ALABAMA
COUNTY OF ~~SHELBY~~
Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William B. Hill and Karen S. Hill, 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 27th day of June, 2018.

(NOTARIAL SEAL)




Notary Public
Print Name: Nicholas Dean Leslie
Commission Expires: 12-29-19