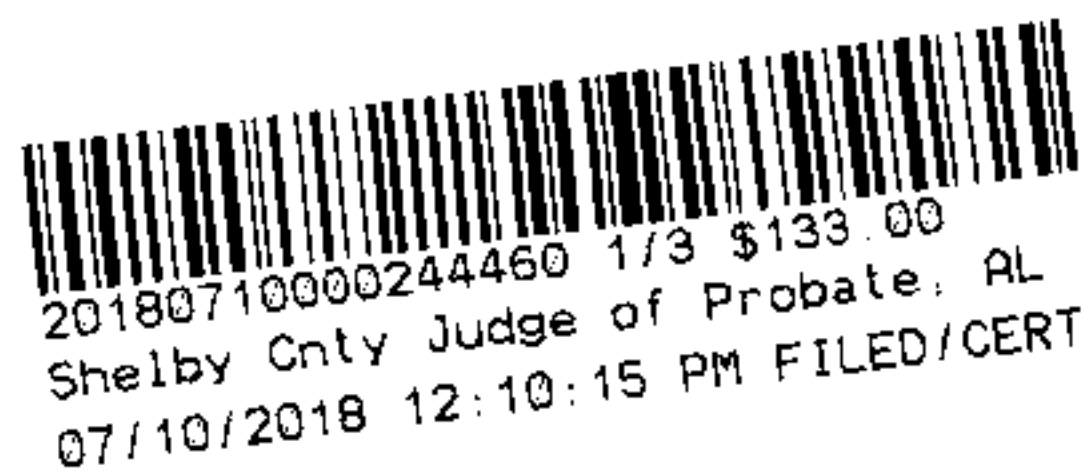


STATE OF ALABAMA)
COUNTY OF SHELBY)



KNOW ALL MEN BY THESE PRESENT: That the undersigned, **ROBERT A. WARNER AND WIFE, MARY M. WARNER; AND ROBERT AARON WARNER AND WIFE, KELLEY WARNER,** (the herein "Grantors") with address of **15228 West Winds Dr, Northport, AL 35475**, for and in consideration of the sum of **ONE HUNDRED TEN THOUSAND AND NO/100 (\$110,000.00) DOLLARS**, and other good and valuable consideration, this day in hand paid to them by **TOM MUNOZ, INC., a Florida corporation** (the herein "Grantee") with address of **174 Derwent Lane, Huntsville, AL 35810**, the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey unto the said **TOM MUNOZ, INC., a Florida corporation**, the following described real estate located at **901 Falling Star Lane, Alabaster, AL 35007**, lying and being in the County of **SHELBY**, State of Alabama, to-wit:

Lot 17, according to the Survey of Apache Ridge, 1st Sector, as recorded in Map Book 12, Page 29, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD UNTO THE SAID TOM MUNOZ, INC., a Florida corporation, the above described real estate, together with all and singular the rights, tenements, hereditaments, appurtenances and improvements thereunto belonging, or in anywise appertaining and unto its successors and assigns forever.

AND THE UNDERSIGNED, Grantors for themselves, their heirs, executors and administrators, do hereby and in consideration of the premises, warrant and will forever, defend the title to the above described and hereby granted premises from and against themselves, and all persons claiming or holding under them, the said Grantors, unto the said **TOM MUNOZ, INC., a Florida corporation**, its successors and assigns, and also against the lawful claims or demands of all persons whomsoever, covenanting that they are seized in fee thereof; that they have good and lawful right to sell and convey the same, as aforesaid; that the same is free and clear of all encumbrances, except taxes due October 1, 2018, and subsequent years; and further excepting any restrictions, right-of-ways and easements pertaining to the above described property of record in the Probate Office of **SHELBY** County, Alabama.

The undersigned Grantors do hereby attest, to the best of my knowledge and belief that the information contained in this document including the purchase price, which can be verified by the Closing Statement, is true and accurate. The undersigned Grantors further understand that any false statements may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

5 IN WITNESS WHEREOF, the Grantors do hereunto set their hands and seals on this the day of July, 2018.

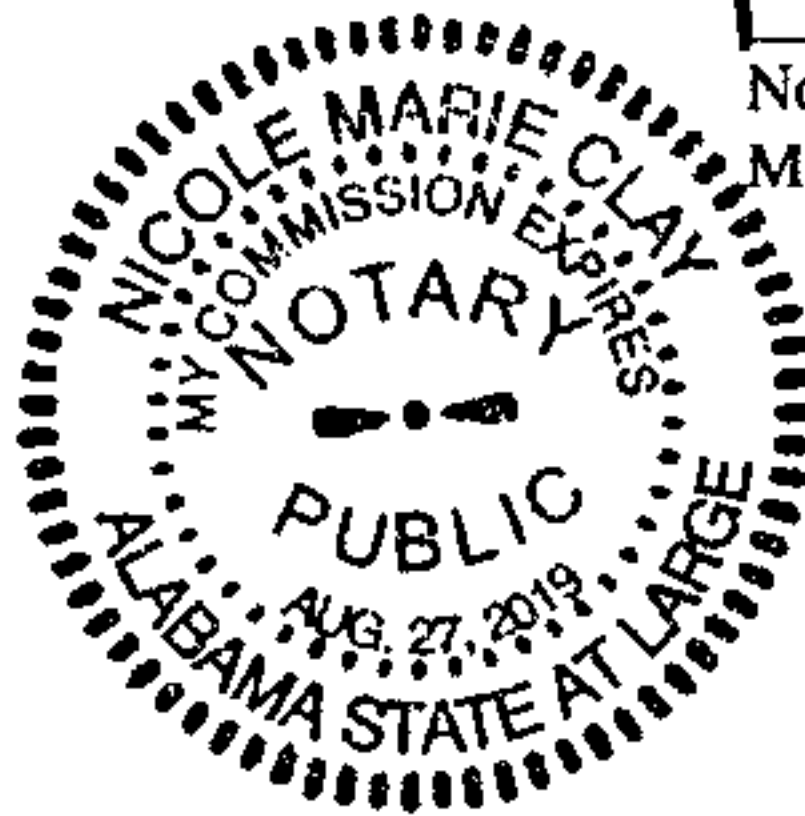
Robert A. Warner (SEAL)
Robert A. Warner

Mary M. Warner (SEAL)
Mary M. Warner

STATE OF ALABAMA)
COUNTY OF Baldwin)

I, the undersigned, a Notary Public in and for said county and in said state, hereby certify that, Robert A. Warner and Mary M. Warner, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

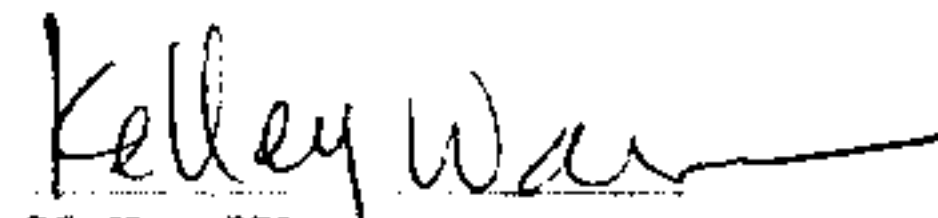
Given under my hand and seal this the 5th day of July, 2018.



Nicole Marie Clay
Notary Public: Nicole Marie Clay
My Commission Expires: Aug 27, 2019.

6 IN WITNESS WHEREOF, the Grantors do hereunto set their hands and seals on this the day of July, 2018.

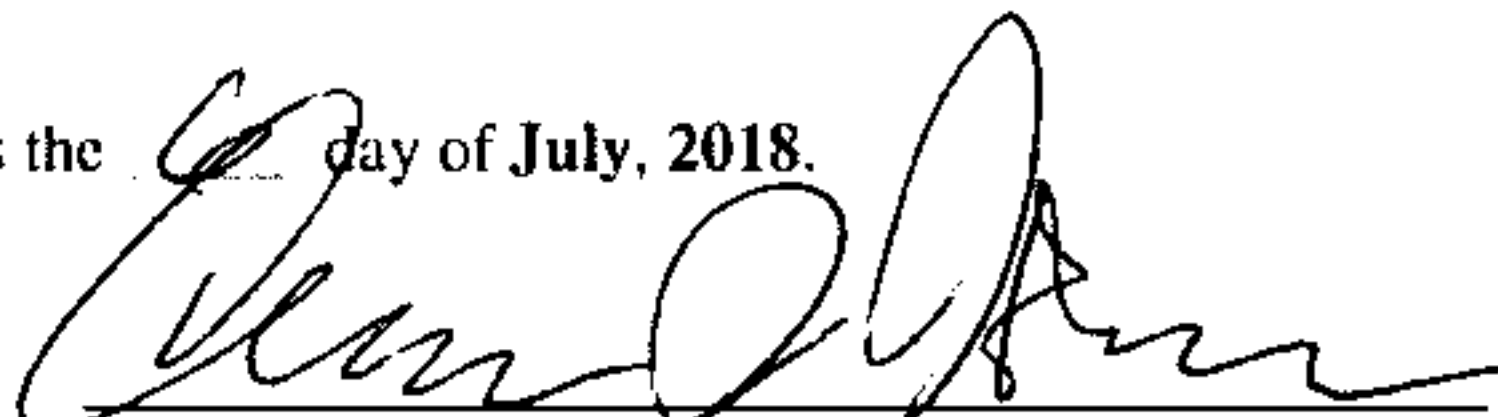
 (SEAL)
Robert Aaron Warner

 (SEAL)
Kelley Warner

STATE OF ALABAMA)
COUNTY OF Shelby)

I, the undersigned, a Notary Public in and for said county and in said state, hereby certify that, **Robert Aaron Warner and Kelley Warner**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

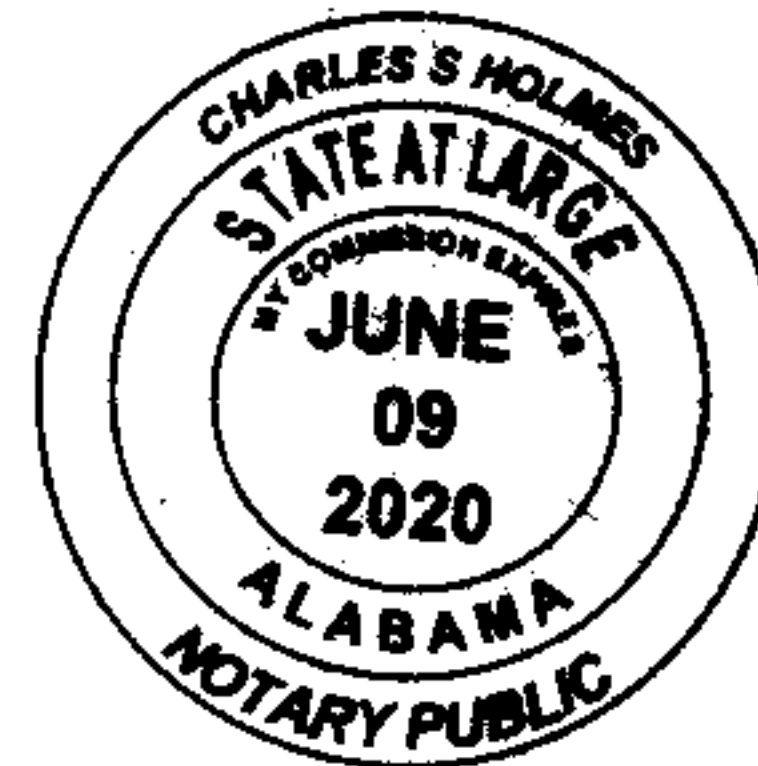
Given under my hand and seal this the 9 day of July, 2018.


Notary Public:
My Commission Expires: JUNE 9 2020

Grantee's Address:
Tom Munoz, Inc.
174 Derwent Lane
Huntsville, AL 35810

Date of Closing: July 9, 2018

This instrument was prepared by:
M. Paul Killian
Harrison, Gammons & Rawlinson, P.C.
2430 L & N Drive, Huntsville, AL 35801
256-533-7711 / AE18-8152




20180710000244460 3/3 \$133.00
Shelby Cnty Judge of Probate, AL
07/10/2018 12:10:15 PM FILED/CERT