

Reli Settlement Solutions, LLC
3595 Grandview Parkway Ste. 275
Birmingham, AL 35243

20180905000317680
09/05/2018 09:14:30 AM
DEEDS 1/2

Send tax notice to:
David Steven Wilson and Amy Pierce Wilson
4909 Coshatt Drive
Hoover, AL 35244
BHM1800682

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 Million Four Hundred Thousand and 00/100 Dollars (\$1,400,000.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned **Harold Craig Philpot and Kimberly C. Philpot, husband and wife whose mailing address is: 5225 Crossings Parkway; Hoover, AL 35242** (hereinafter referred to as "Grantors"), by **David Steven Wilson and Amy Pierce Wilson** (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 and Jefferson County, Alabama, to-wit:

Lot B-2B, according to the Final Record Plat of a Resurvey of Lot B-2 Philpot's Addition to Heatherwood and Acreage as recorded in Map Book 49, Page 61, in the Probate Office of Shelby County, Alabama and Map Book 247, Page 82, in the Probate Office of Jefferson County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2018 AND THEREAFTER.

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

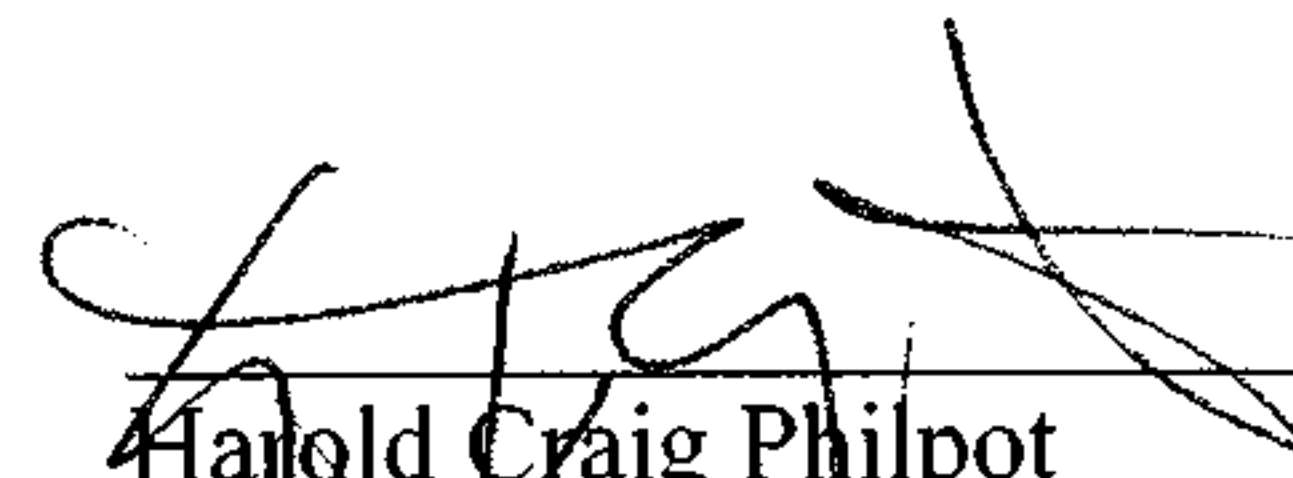
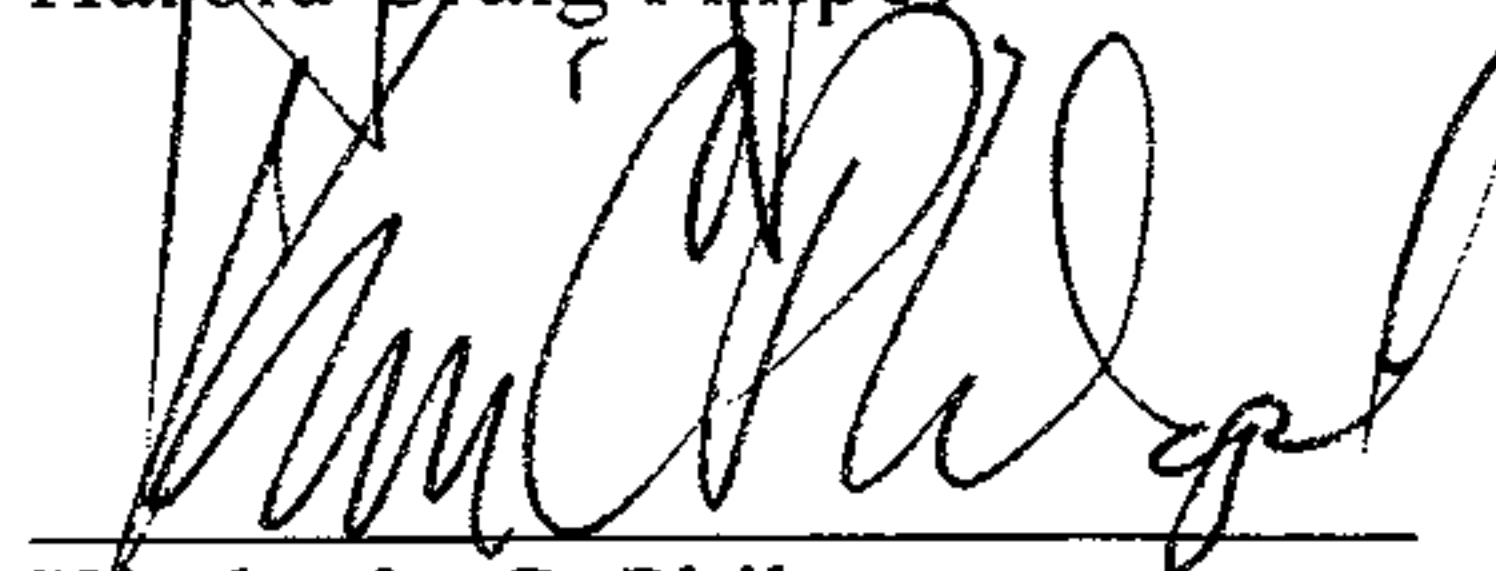
MINING AND MINERAL RIGHTS EXCEPTED.

\$1,258,600.00 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 Harold Craig Philpot and Kimberly C. Philpot have hereunto set their signatures and seals on August 31, 2018.

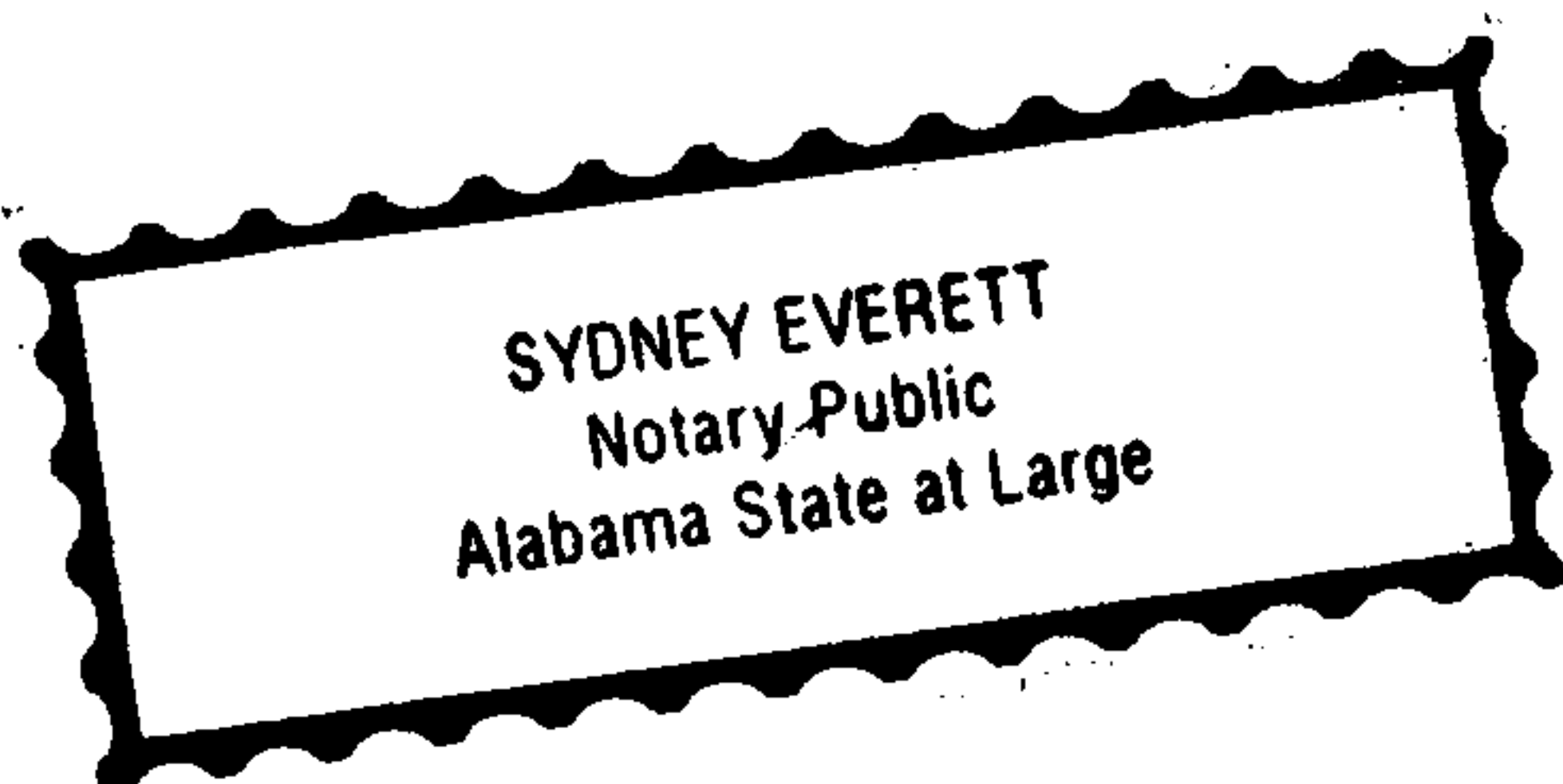

Harold Craig Philpot

Kimberly C. Philpot

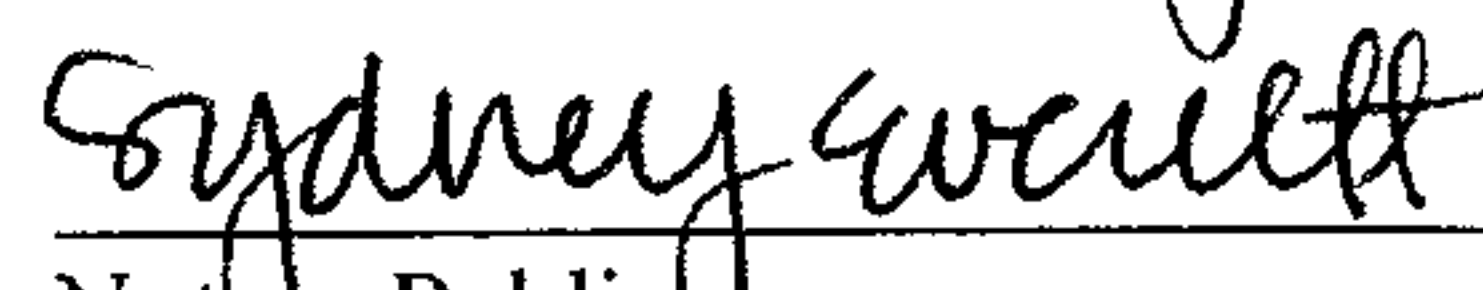
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Harold Craig Philpot and Kimberly C. Philpot, 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 30th day of August 2018.

(NOTARIAL SEAL)




Notary Public
Print Name: Sydney Everett
Commission Expires: September 20, 2020



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/05/2018 09:14:30 AM
\$159.50 CHERRY
20180905000317680

