

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

**Send tax notice to:**

Steven Anthony Hunt and Cameron G. Hunt  
1030 Briarcliff Trace  
Birmingham, AL 35242  
**BHM1800876**

**This instrument prepared by:**

S. Kent Stewart  
Stewart & Associates, P.C.  
3595 Grandview Pkwy, #280  
Birmingham, Alabama 35243

State of Alabama  
County of Shelby

**20181026000380350**  
**10/26/2018 12:36:49 PM**  
**DEEDS 1/2**

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Five Hundred Seventy Five Thousand and 00/100 Dollars (\$575,000.00)**, the amount which can be verified in the Sales Contract between the two parties, in hand paid to the undersigned **Thomas O. Smith, IV and Margaret B. Smith, Trustees, or their successors in trust, under the Smith Living Trust, dated December 12, 2017 and any amendments thereto**, whose mailing address is 140 Brookshire Lane, Pelham, AL 35124, (hereinafter referred to as "Grantors"), by **Steven Anthony Hunt and Cameron G. Hunt**, whose mailing address is 1030 Briarcliff Trace, Birmingham, AL 35242, (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, the address of which is **1030 Briarcliff Trace, Birmingham, AL 35242**, to-wit:

**Lot 2409, according to the Survey of Brook Highland, 24th Sector, an Eddleman Community, as recorded in Map Book 28, Page 17 in the Probate Office of Shelby County, Alabama.**

**SUBJECT TO:**

**ADVALOREM TAXES DUE OCTOBER 01, 2019 AND THEREAFTER.**

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

**MINING AND MINERAL RIGHTS EXCEPTED.**

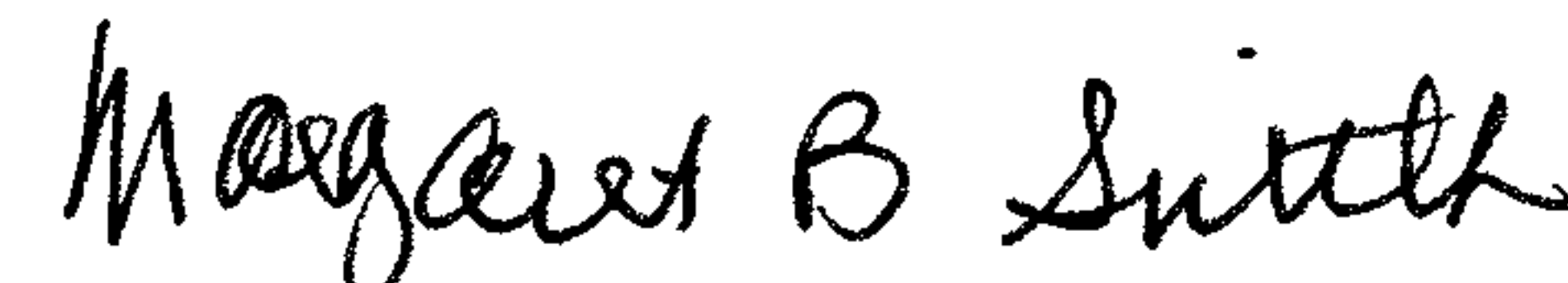
**\$460,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.**

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, **Thomas O. Smith, IV and Margaret B. Smith**, Trustees, or their successors in trust, under the Smith Living Trust, dated December 12, 2017 and any amendments thereto, have hereunto set their signatures and seals on October 25, 2018.

  
Thomas O. Smith, IV, Trustee

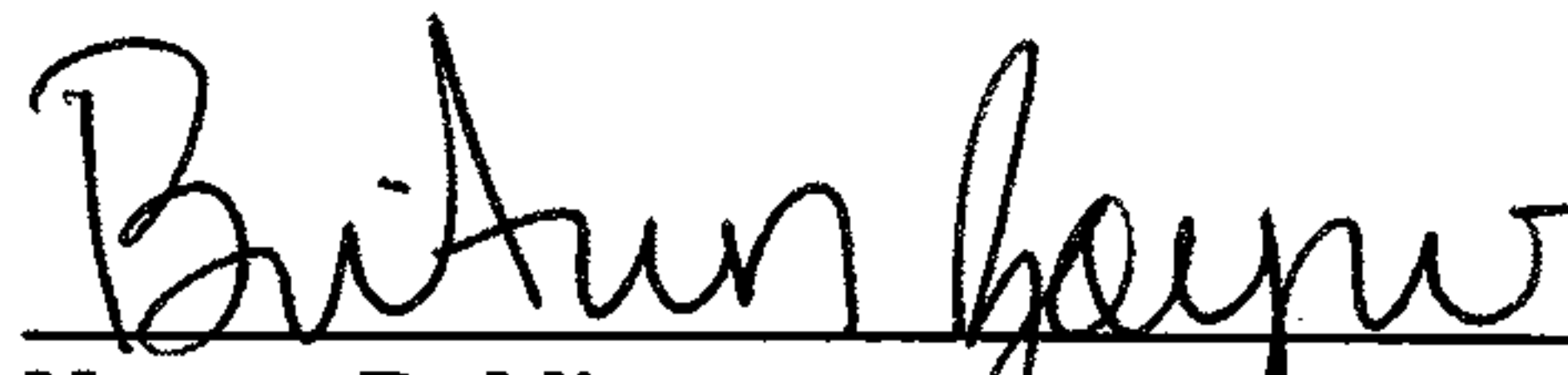
  
Margaret B. Smith, Trustee

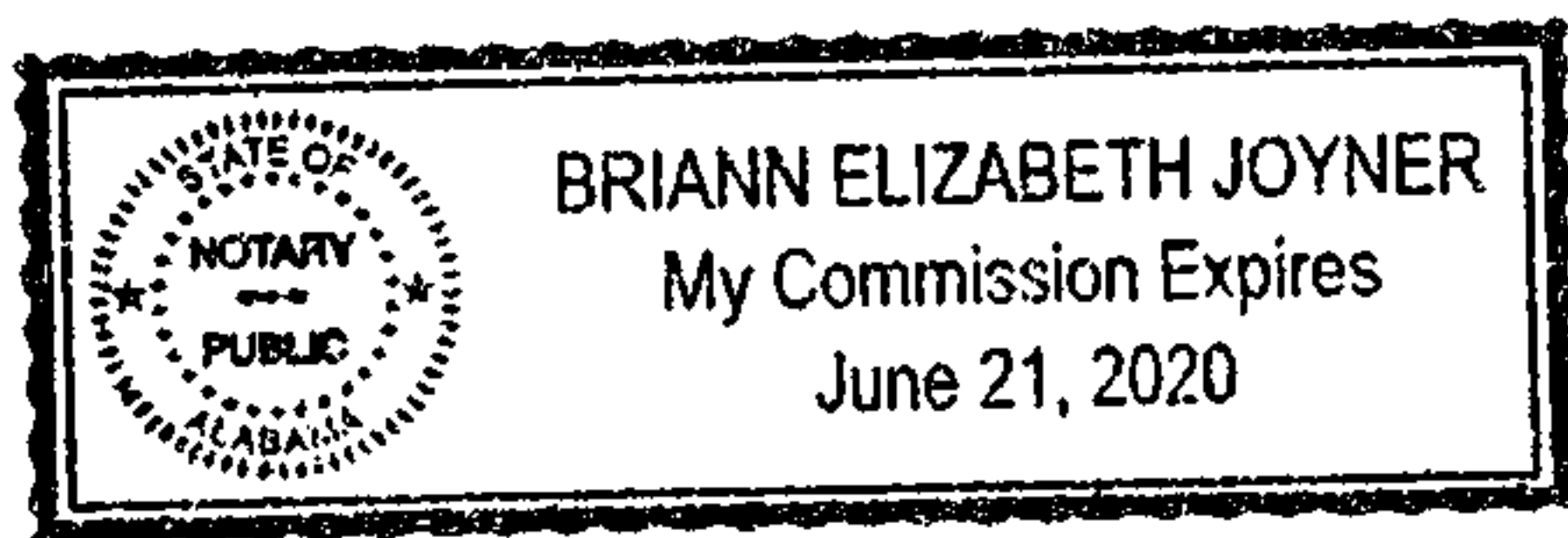
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Thomas O. Smith, IV and Margaret B. Smith**, Trustees, or their successors in trust, under the Smith Living Trust, dated December 12, 2017 and any amendments thereto, are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed the contents of said instrument, they, as Trustees and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 25<sup>th</sup> day of October 2018.

(NOTARIAL SEAL)

  
Notary Public  
Print Name: Briann Joyner  
Commission Expires: June 21, 2020



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
10/26/2018 12:36:49 PM  
\$134.00 CHARITY  
20181026000380350

