

Send tax notice to:  
Nicholas J. Smith and James R. Smith  
1007 Navajo Trail  
Alabaster, AL 35007  
PEL1800696

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 Sixty Seven Thousand Five Hundred and 00/100 Dollars (\$167,500.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned **Gordon L. Smith and Irene C. Smith, Trustees, or their successors in trust, under The Smith Living Trust, dated September 12, 2011 and any amendments thereto whose mailing address is: 2013 Brae Trail, Birmingham, AL 35242** (hereinafter referred to as "Grantors"), by **Nicholas J. Smith and James R. Smith** (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 2, in Block 4, according to the Survey of Navajo Hills, Second Sector, as recorded in Map Book 5, Page 24, in the Probate Office of Shelby County, Alabama.

Nicholas J. Smith is one and the same person as Nicholas Smith.  
James R. Smith is one and the same person as James Smith.

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.

**\$159,125.00 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 Gordon L. Smith and Irene C. Smith, Trustees, or their successors in trust, under The Smith Living Trust, dated September 12, 2011 and any amendments thereto have hereunto set their signatures and seals on December 7<sup>th</sup>, 2018.

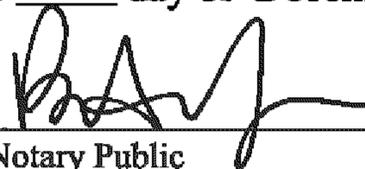
  
Gordon L. Smith Trustee

  
Irene C. Smith Trustee

STATE OF ALABAMA  
COUNTY OF Shelby

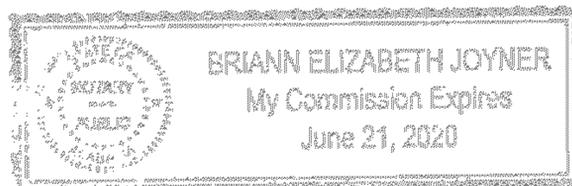
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Gordon L. Smith and Irene C. Smith, Trustees, whose names as Trustess of The Smith Living Trust, dated September 12, 2011 and any amendments thereto, are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they in their capacity as such 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 7<sup>th</sup> day of December, 2018.



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

(NOTARIAL SEAL)



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
12/14/2018 03:38:05 PM  
\$26.50 CHERRY  
20181214000438300

*Allen S. Bayl*