

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

20190301000065710
03/01/2019 02:01:14 PM
DEEDS 1/2

Send tax notice to:
Elizabeth Paige Robinson
3850 Bent River Road
Hoover, AL 35216
BHM1900102

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

STATE OF ALABAMA
SHELBY COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Three Hundred Eighty Five Thousand and 00/100 Dollars (\$385,000.00)**, the amount of which is evidenced by the sales contract, in hand paid to the undersigned, **Leroy L. Coates and Jessica J. Coates**, husband and wife, whose mailing address is 10000 Town Center Avenue #311 Columbia MD 21044 (hereinafter referred to as "Grantor"), by **Elizabeth Paige Robinson**, whose mailing address is 3850 Bent River Road, Hoover, AL 35216, (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, the address of which is **3850 Bent River Road, Hoover, AL 35216**, to-wit:

Lot 91, according to the Final Plat for Bent River - Phase IV, as recorded in Map Book 41, Page 64 A and B, 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.
MINERAL AND MINING RIGHTS EXCEPTED.

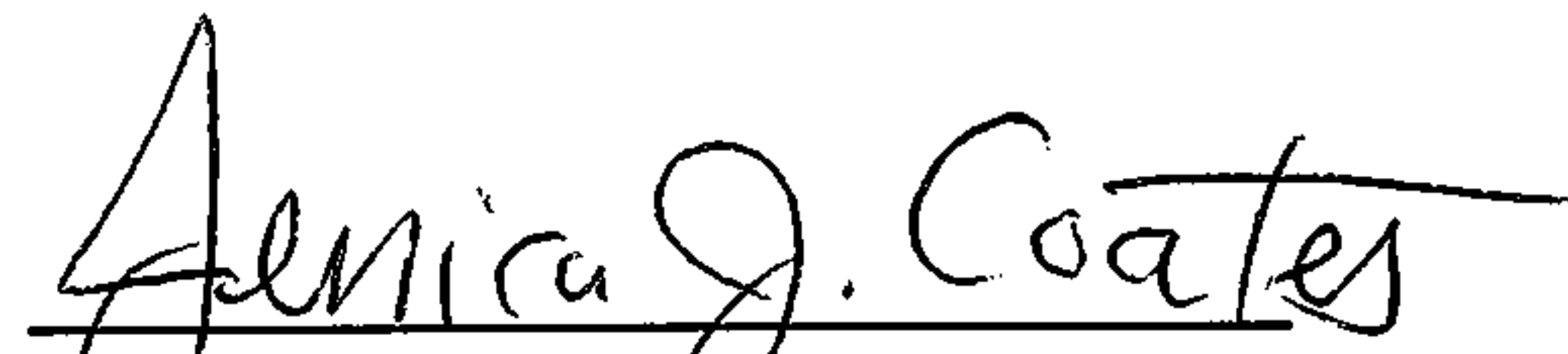
\$295,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

The Grantor does for himself/herself, his/her heirs and assigns, covenant with Grantee, his/her heirs, executors, administrators and assigns, that he/she is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he/she has a good right to sell and convey the same as aforesaid; and that he/she will, and his/her heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her/his heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this, the 24th
day of February, 2019.


Leroy L. Coates

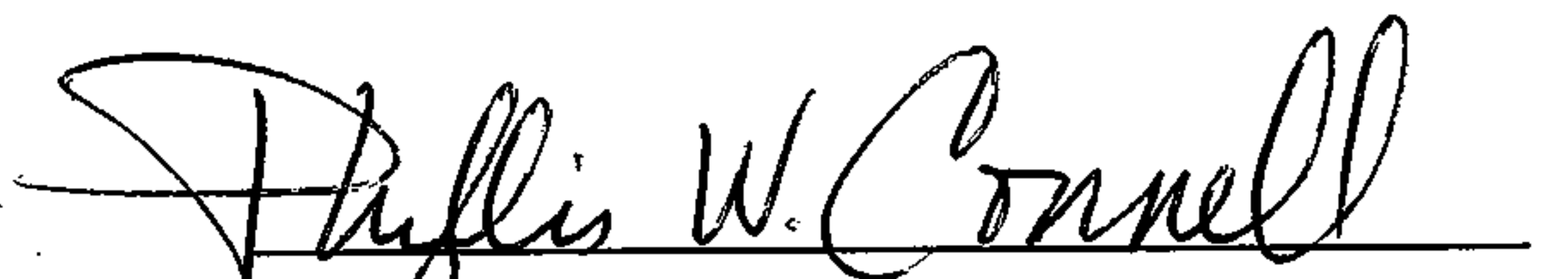

Jessica J. Coates

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Leroy L. Coates and Jessica J. Coates**, whose name is 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this, the 24 day of February, 2019.

(Notary Seal)


Notary Public
Print Name: Phyllis W. Connell
Commission Expires: 3/17/2020



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/01/2019 02:01:14 PM
\$108.00 CHARITY
20190301000065710

