

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

20190503000147810
05/03/2019 08:45:17 AM
DEEDS 1/2

Send tax notice to:
Jesus Hurtado Hernandez
Alma Gabriela Robles Bautista
920 Burnt Pine Dr.
Maylene, AL 35114-5833
BHM1900452

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 Twenty Nine Thousand Five Hundred and 00/100 Dollars (\$129,500.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Donna J. Parker, an unmarried woman**, whose mailing address is 1676 West Sunset Ave., Decatur, IL 62522 (hereinafter referred to as "Grantors"), by **Jesus Hurtado Hernandez and Alma Gabriela Robles Bautista** (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 11, according to the Survey of Eagle Wood Estates, Third Sector, as recorded in Map Book 7, Page 92, in the Probate Office of Shelby County, Alabama. Situated in 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.

\$119,500.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

Donna J. Parker is the surviving grantee of that certain deed recorded in Instrument No. 20061030000533020, in the Probate Office of Shelby County, Alabama; the other grantee, Donovan D. Roper, having died on or about January 26, 2019.

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, Grantor Donna J. Parker has hereunto set her signature and seal on April 30, 2019.

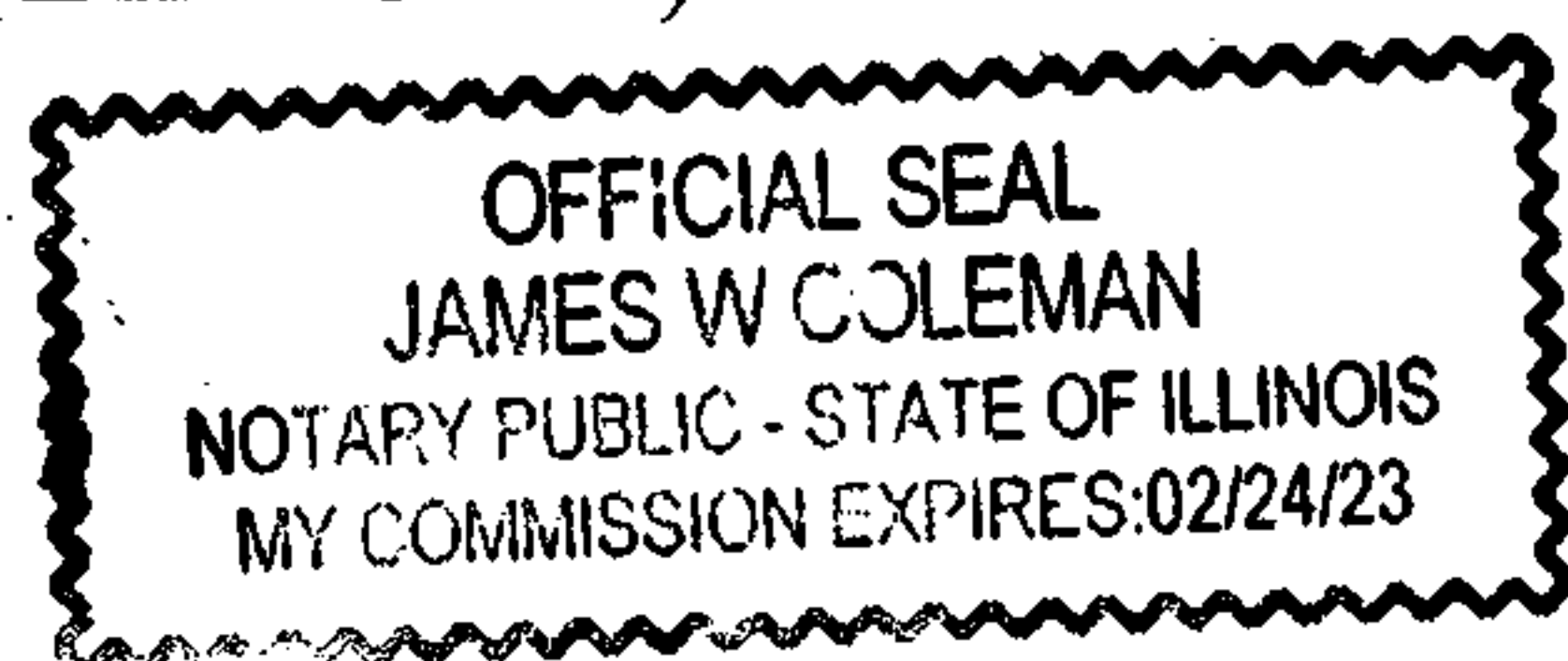

Donna J. Parker

STATE OF ILLINOIS
COUNTY OF macon

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Donna J. Parker, 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.

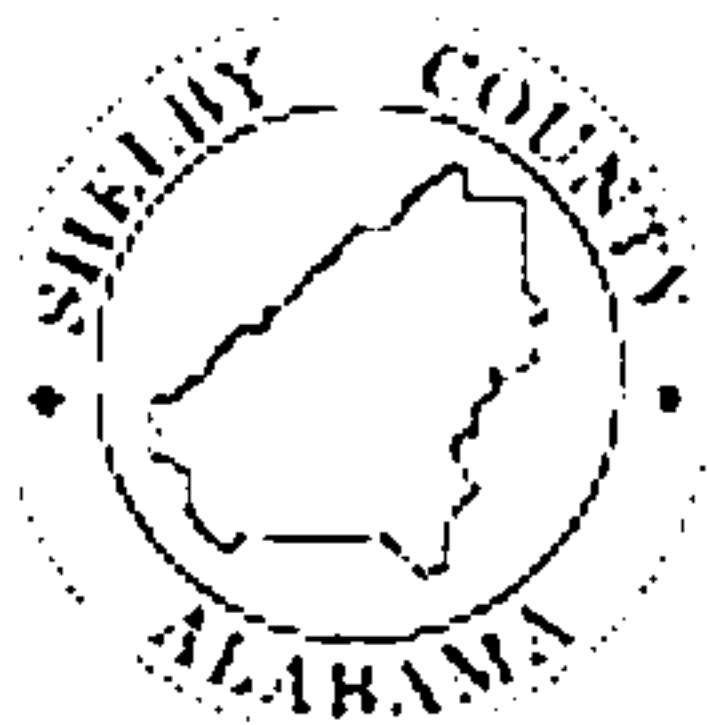
Given under my hand and official seal this the 30th day of April, 2019.

(NOTARIAL SEAL)




Notary Public
Print Name: **JAMES W COLEMAN**
Commission Expires:

2/24/2023



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/03/2019 08:45:17 AM
\$28.00 CHERRY
20190503000147810

Allie S. Byrd