

Send tax notice to:  
JOHN WILLIAM COLES, III  
3549 SHANDWICK PLACE  
HOOVER, AL, 35242

This instrument prepared by:  
Charles D. Stewart, Jr.  
Attorney at Law  
4898 Valleydale Road, Suite A-2  
Birmingham, Alabama 35242

STATE OF ALABAMA

2019297

SHELBY COUNTY

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred Sixty-Five Thousand and 00/100 Dollars (\$565,000.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, **KERRY L GLASSCOCK and DAVID L GLASSCOCK, wife and husband**, whose mailing address is: 3008 BROOK HIGHLAND DRIVE, BIRMINGHAM, AL 35242 (hereinafter referred to as "Grantors") by **JOHN WILLIAM COLES, III and KAREN MARAFINO COLES and STELLA YOUNG COLES** whose property address is: **3549 SHANDWICK PLACE, HOOVER, AL, 35242** hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, 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 38, according to the Survey of Greystone-1st Sector, as recorded in Map Book 14, Page 91 A&B, in the Probate Office of SHELBY County, ALABAMA; being situated in Shelby County, Alabama.**

**Together with the non-exclusive easement to use the private roadways, common areas and Hugh Daniel Drive, all as more particularly described in the Greystone Residential Declaration of Covenants, Conditions and Restrictions, in Book 317, Page 260 and Amended in Book 346, Page 942.**

SUBJECT TO:


1. Taxes for the year beginning October 1, 2018 which constitutes a lien but are not yet due and payable until October 1, 2019.
2. Easement(s), building line(s) and restriction(s) as shown on recorded map.
3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including release of damages.
4. Restrictions appearing of record in Real Volume 316, Page 239; Real Volume 364, Page 396 and Inst. No. 1994-32383.
5. Right-of-way granted to Alabama Power Company recorded in Real Volume 333, Page 138.

**\$452,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.**

**TO HAVE AND TO HOLD** unto the Grantee, its successors and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that it has a good right to sell and convey the same as aforesaid; and that it will, and its successors and assigns shall, warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said Grantors, have hereunto set his/her hand and seal this the 24th day of May, 2019.

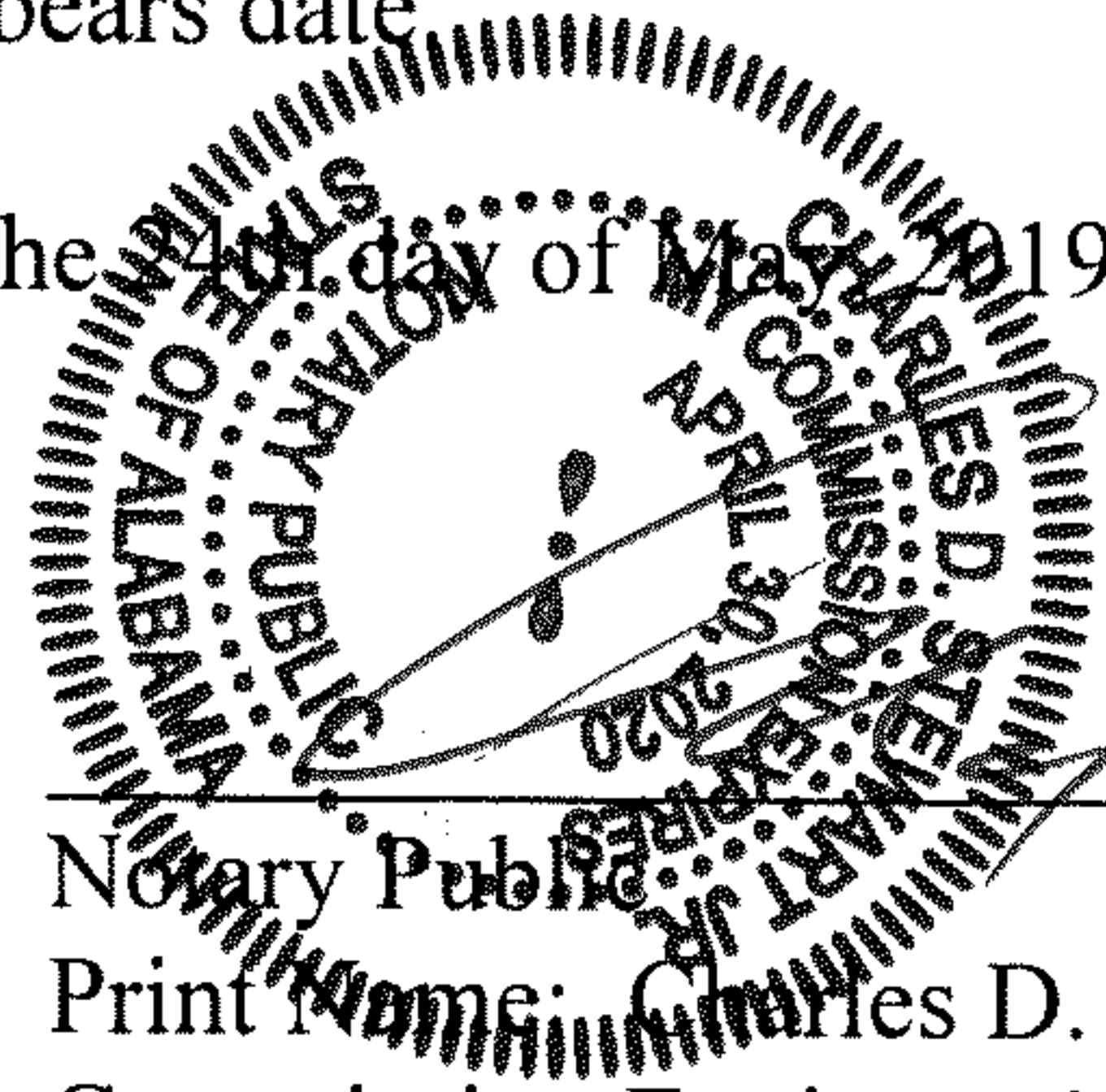
  
KERRY L GLASSCOCK

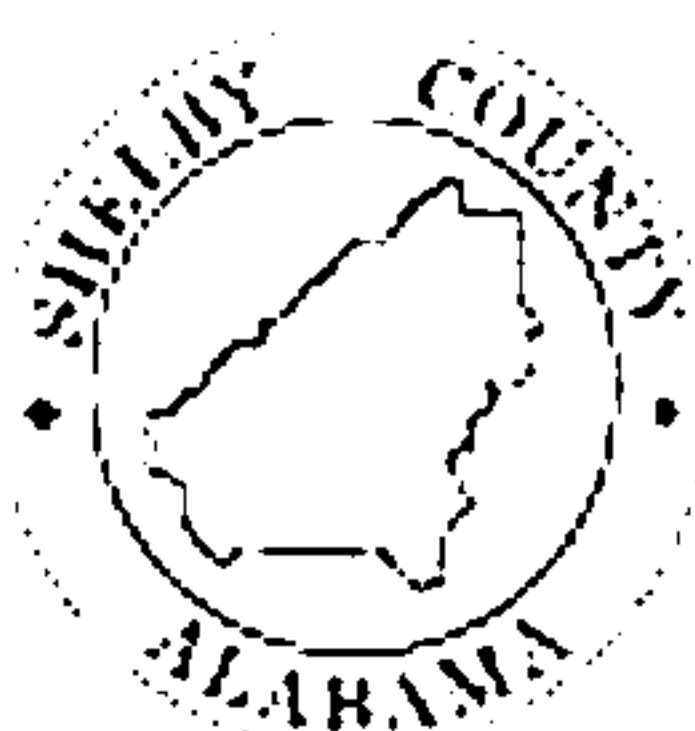
  
DAVID L GLASSCOCK

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that KERRY L GLASSCOCK and DAVID L GLASSCOCK 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 24th day of May, 2019.

  
Notary Public  
Print Name: Charles D. Stewart, Jr.  
Commission Expires: 4/30/20



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
05/28/2019 01:20:52 PM  
\$132.00 CHARITY  
20190528000181380

