

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

Send tax notice to:
Toni & William Turpin
401 N. Highland Ridge Lane
Chelsea, AL 35043
BHM1900405

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

State of Alabama
County of Shelby

20190711000246900
07/11/2019 10:10:20 AM
DEEDS 1/2

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Four Hundred Twenty One Thousand Two Hundred Fifty and 00/100 Dollars (\$421,250.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Michael T. Gregory and Jennifer J. Gregory**, husband & wife, whose mailing address is:

P.O. Box 1271, 210 W. College Street, Columbiana, AL, 35051 (hereinafter referred to as "Grantors"), by **Toni Turpin and William Turpin** (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 18, according to the Survey of Highland Ridge Subdivision, as recorded in Map Book 39, Page 10, 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.

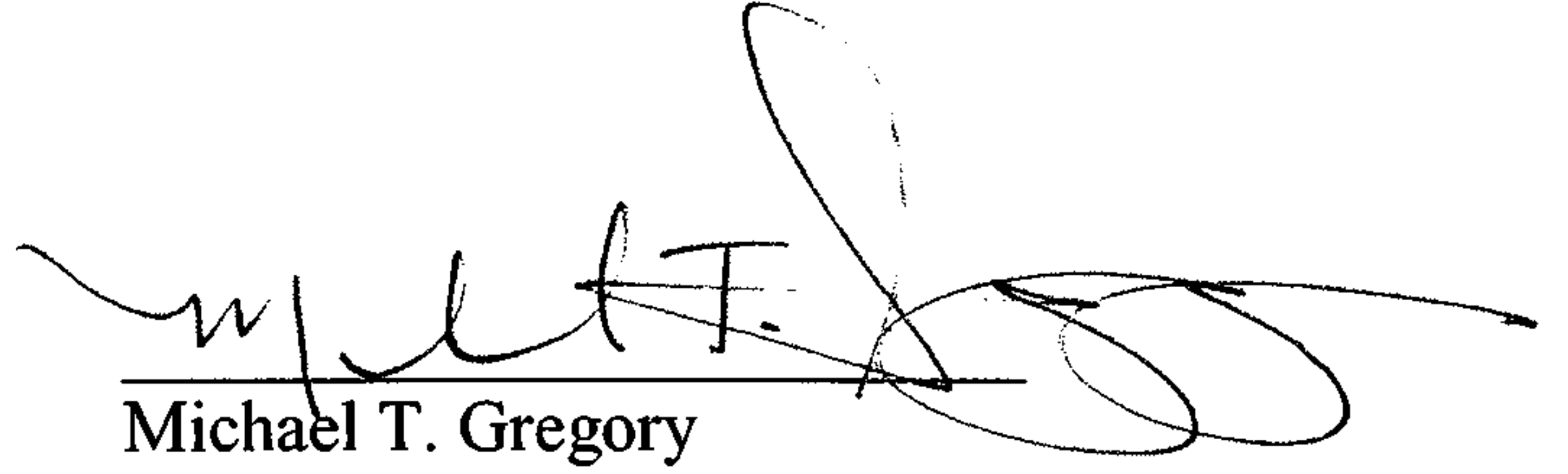
\$400,187.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

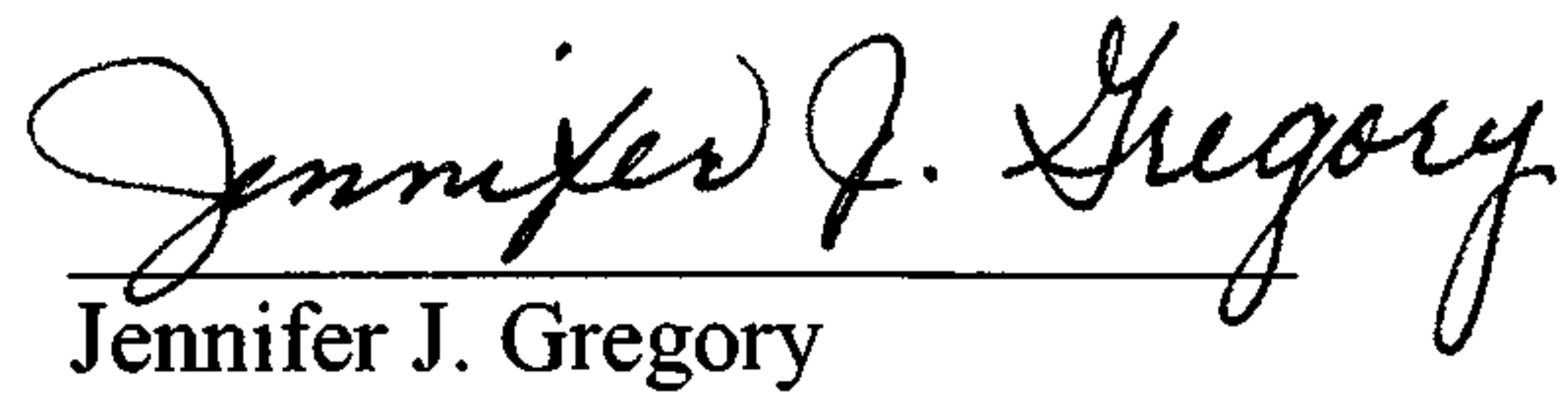
William Turpin and William Drennen Turpin are one and the same person.

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 Michael T. Gregory and Jennifer J. Gregory have hereunto set their signatures and seals on July 8, 2019.


Michael T. Gregory

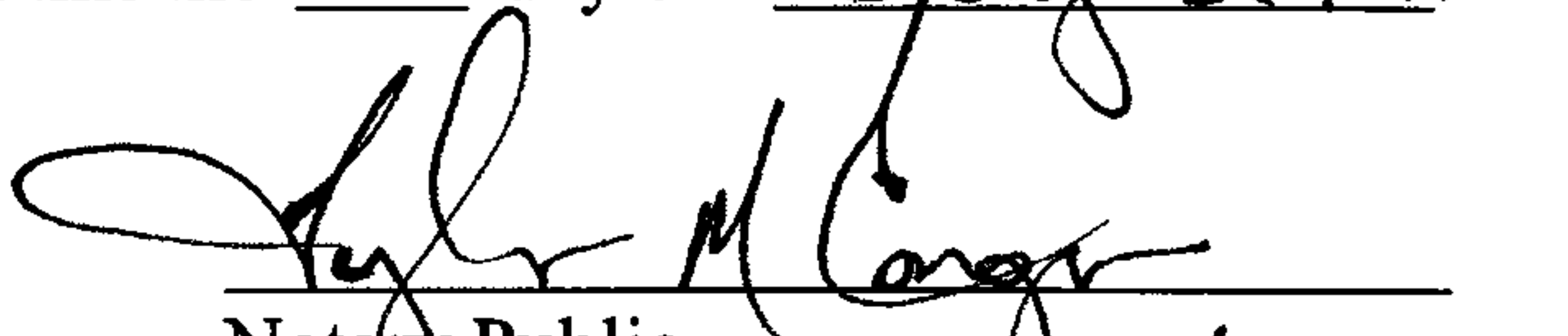

Jennifer J. Gregory

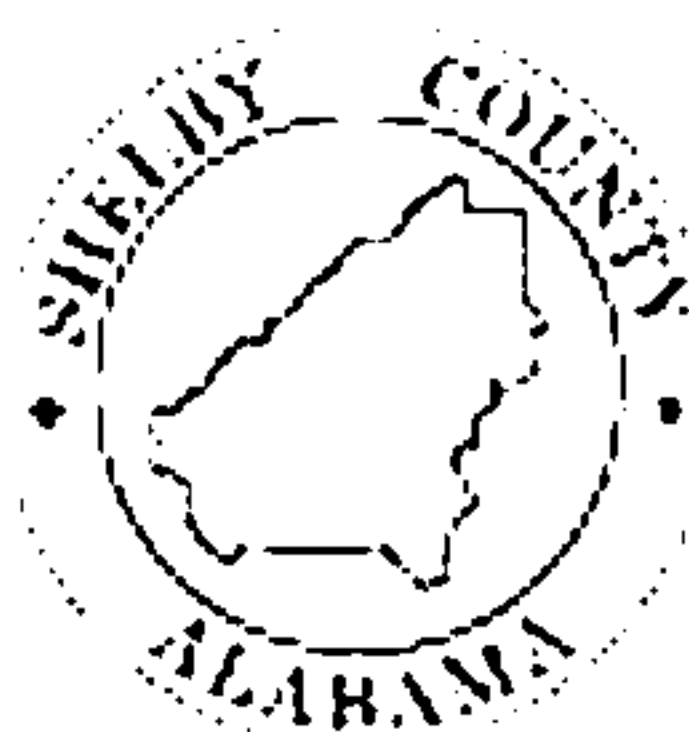
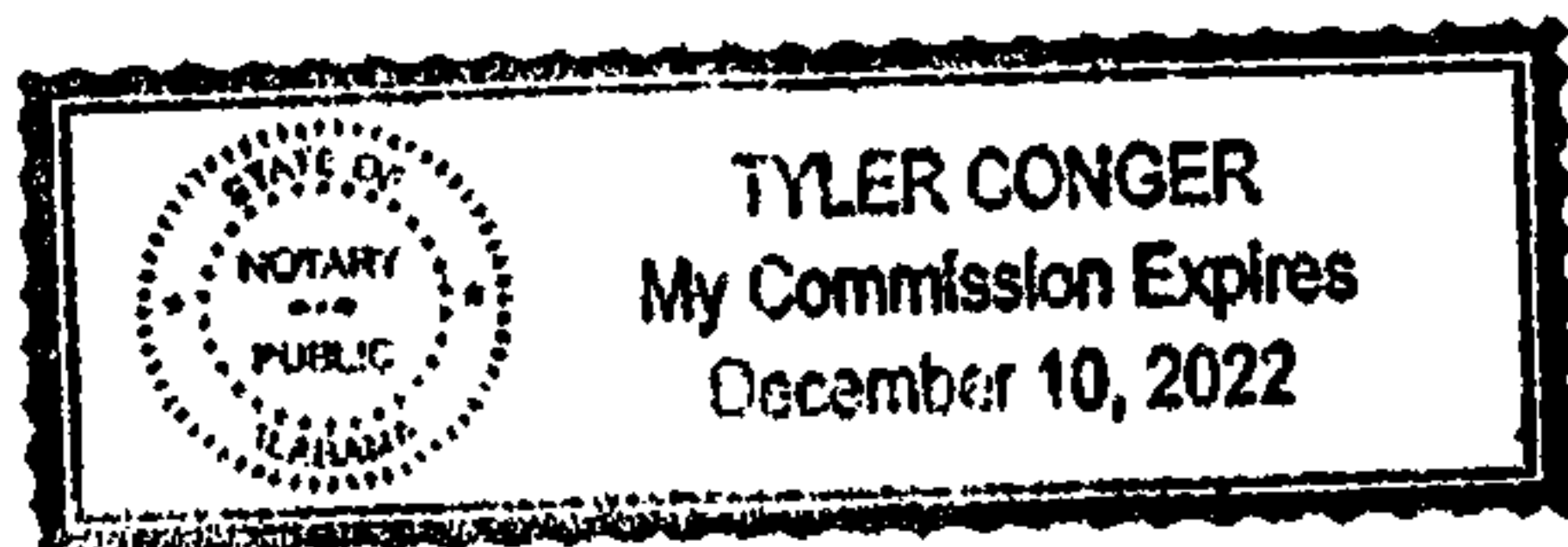
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael T. Gregory and Jennifer J. Gregory, 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 8th day of July 2019.

(NOTARIAL SEAL)


Notary Public
Print Name: TYLER M CONGER
Commission Expires: 12/10/22



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/11/2019 10:10:20 AM
\$39.50 CHERRY
20190711000246900

