

Send tax notice to:  
Innovative Building Services, LLC  
225 Salisbury Circle  
Birmingham, AL 35242  
**BHM1900895**

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 **Eighty Thousand and 00/100 Dollars (\$80,000.00)** the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned **Covenant Builders, Inc.** whose mailing address is:

225 Salisbury Circle Birmingham, AL 35242 (hereinafter referred to as "Grantor"), by **Innovative Building Services, LLC** (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, to-wit:

Lot 206A, according to a Resubdivision of Lots 202, 203, 204, 205 206, 207, 208, 209 and 210 of Stonebridge 2nd Sector, as recorded in Map Book 48, Page 47, 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.

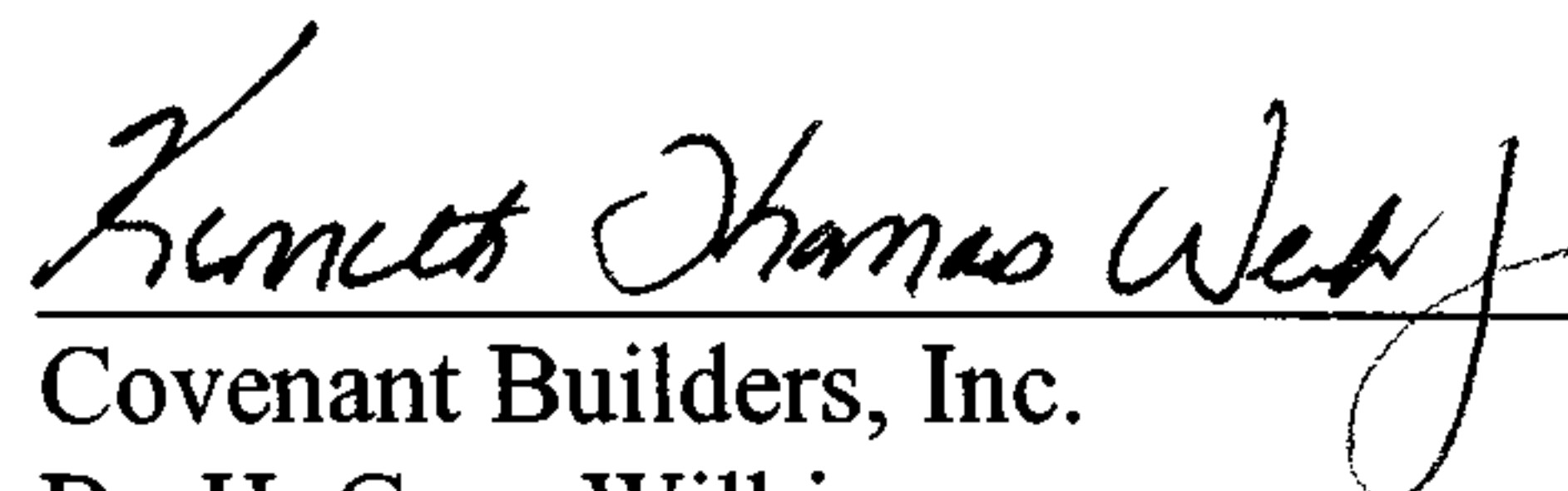
MINING AND MINERAL RIGHTS EXCEPTED.

**\$535,075.00 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 15 day of July, 2019.



Covenant Builders, Inc.

By: H. Gary Wilkins

Its: President

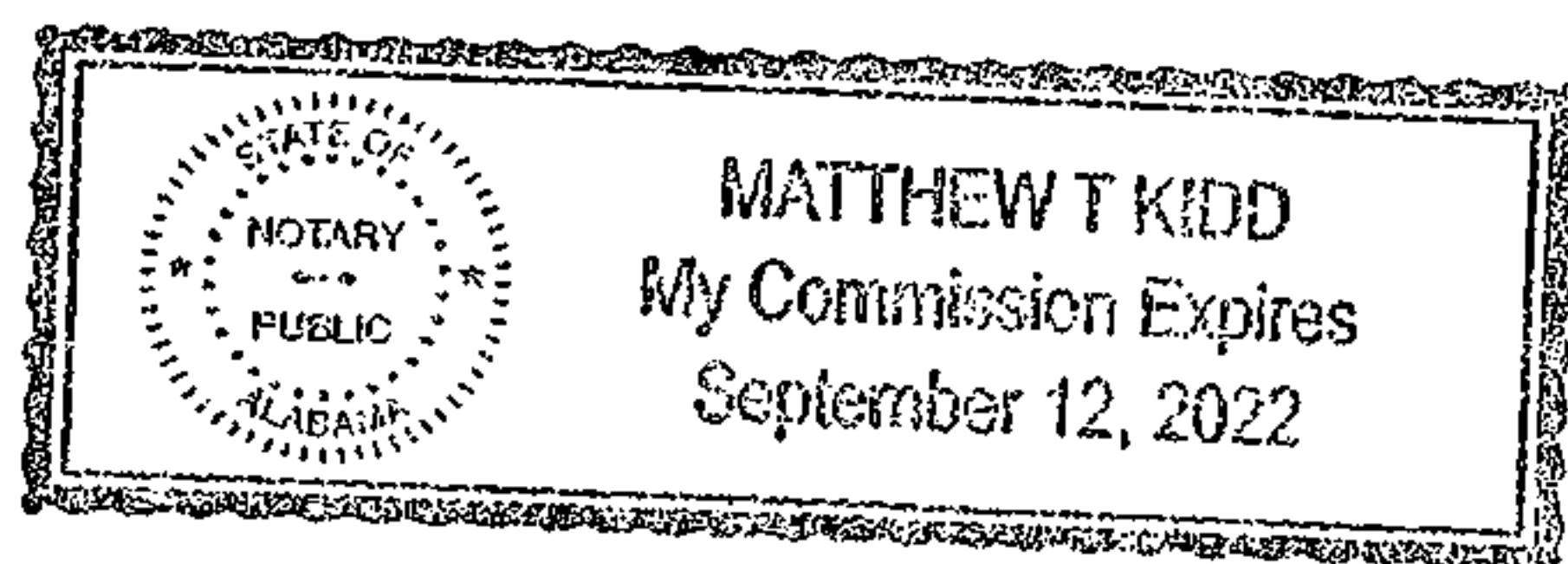
By: Kenneth Thomas Werk, Jr.

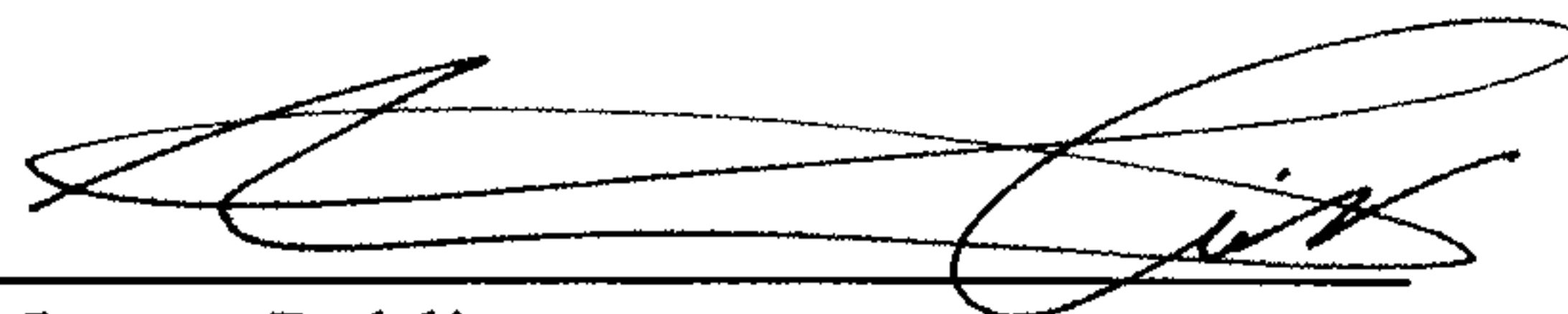
Its: Authorized Agent

STATE OF ALABAMA  
COUNTY OF JEFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kenneth Thomas Werk, Jr., whose name as its Authorized Agent of Covenant Builders, Inc., is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she/he, in his/her capacity as such member and with full authority, executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

Given under my hand and official seal this the 15 day of July 2019.





Notary Public

Print Name: Matthew T Kidd

Commission Expires: 9.12.22



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
07/19/2019 07:55:15 AM  
\$19.00 CHERRY  
20190719000256830

