

Send tax notice to:
Michael and Kristen Cole
120 Wagon Trail
Alabaster, AL 35007
BHM1901102

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

20191003000364860
10/03/2019 04:08:25 PM
DEEDS 1/2

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Twenty Five Thousand and 00/100 Dollars (\$225,000.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned **Michael J. Gibson and Emily S. Gibson, a married couple,** whose mailing address is: 584 DOSS FERRY PKWY, KIMBERLY, AL 35091 (hereinafter referred to as "Grantors"), by **Michael Aaron Cole and Kristen Renee Cole** (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 27, Sector 5, according to the Map of Apache Ridge Subdivision, as recorded in Map Book 17, Page 62, 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.

\$220,924.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

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 J. Gibson and Emily S. Gibson have hereunto set their signatures and seals on September 30, 2019.


Michael J. Gibson

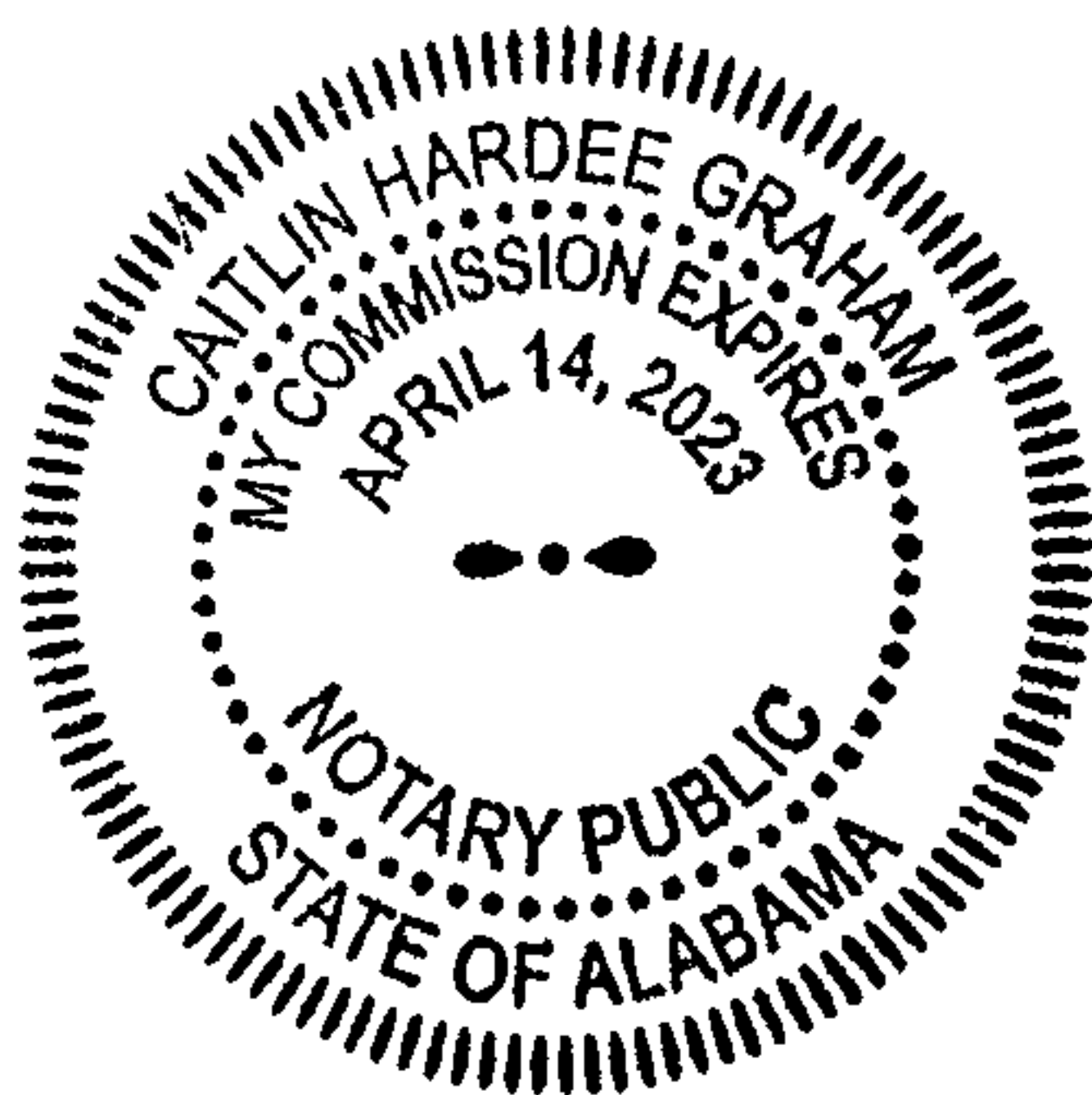

Emily S. Gibson

STATE OF ALABAMA
COUNTY OF JEFFERSON

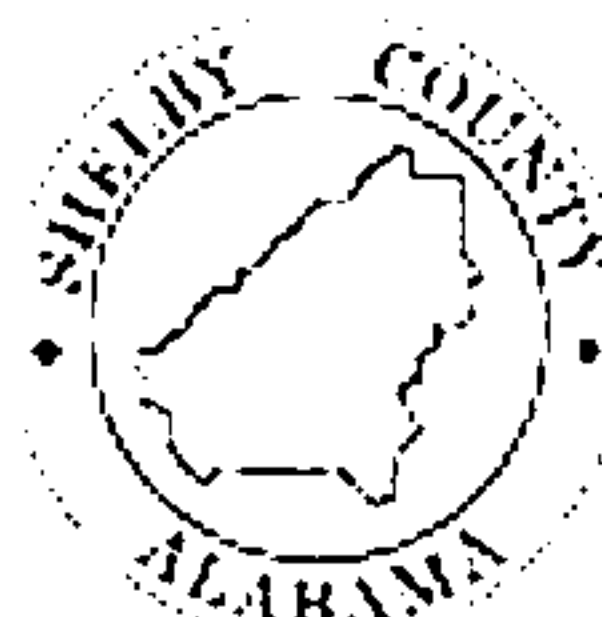
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael J. Gibson and Emily S. Gibson, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 30 day of SEPTEMBER, 2019

(NOTARIAL SEAL)




Notary Public
Print Name: CAITLIN HARDEE GRAHAM
Commission Expires: APR. 14, 2023



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/03/2019 04:08:25 PM
\$29.50 CHARITY
20191003000364860

