

This Warranty Deed is being recorded as corrective to replace that certain Warranty Deed recorded in Instrument No. 20250127000025210, Probate Office of Shelby County, Alabama, to correct the expired notary.

Send tax notice to:

Alexander S Foulk  
237 Pure River Circle  
Wilsonville, AL, 35186

STATE OF ALABAMA  
Shelby COUNTY

This instrument prepared by:  
CHARLES D. STEWART, JR.  
Attorney at Law  
4898 Valleydale Road, Suite A-2  
Birmingham, Alabama 35242

2025005T

**CORRECTIVE**  
**STATUTORY WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Eighty-Seven Thousand Four Hundred Eighty-Five and 00/100 and 00/100 (\$287,485.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, **Adams Homes, LLC, whose mailing address is 100 W Garden Street, Pensacola, FL 32502** (hereinafter referred to as "Grantors") by **Alexander S Foulk whose property address is 237 Pure River Circle, Wilsonville, AL, 35186** (hereinafter referred to as Grantee") the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 212, Yellow Leaf Farms Resurvey as recorded in Map Book 54, page 76, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year beginning October 1, 2024 which constitutes a lien but are not yet due and payable until October 1, 2025.
2. Restrictions, public utility easements and building setback lines as shown on the recorded map and survey of Yellow Leaf Farms Resurvey as recorded in Map Book 54, page 76, in the Office of the Judge of Probate of Shelby County, Alabama.
3. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records.
4. Grant of Land Easement and Restrictive Covenants granted to Alabama Power Company recorded in Instrument #20071108000516270.
5. Ordinances recorded in Instrument #20100224000056000 and Instrument #20201028000490940.
6. Easement recorded in Instrument #2022042100016450 and Instrument #2022042100016140.
7. Covenants, Conditions and Restrictions recorded in Instrument #20220708000271380

\$273,110.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, joint tenants with right of survivorship, its successors and assigns forever.

Grantor makes no warranty or covenants respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted or suffered any lien, encumbrance of adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

IN WITNESS WHEREOF, the said Grantor, ADAMS HOMES LLC, by DON J. ADAMS, AUTHORIZED AGENT who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 24<sup>th</sup> day of January, 2025

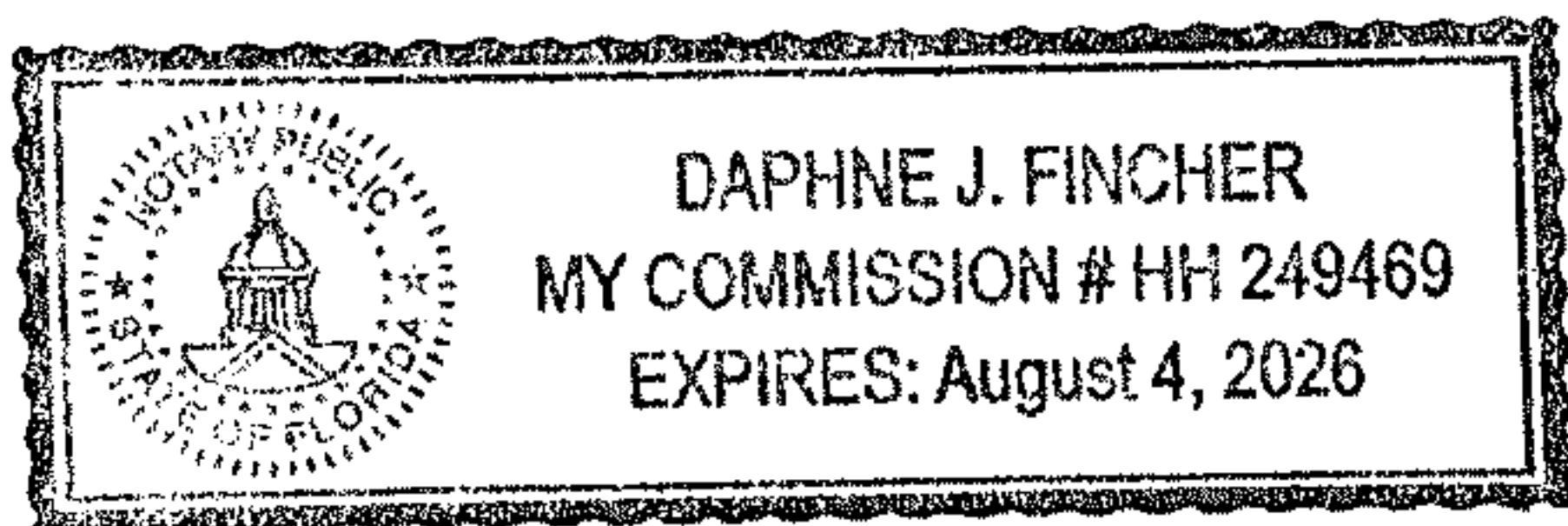
ADAMS HOMES, LLC

*Don Adams*  
BY:  
ITS: AUTHORIZED AGENT

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that DON J. ADAMS, whose name as AUTHORIZED AGENT of ADAMS HOMES LLC, 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 and with full authority, he executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 24<sup>th</sup> day of January, 2025.



*Daphne Fincher*  
Notary Public  
Print Name: Daphne J Fincher  
Commission Expires:



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
01/28/2025 01:56:34 PM  
\$26.00 PAYGE  
20250128000026600

*Allie S. Bayl*