

20210603000271280
06/03/2021 09:43:04 AM
DEEDS 1/2

SEND TAX NOTICE TO:

Eric Michael Williams
4005 Kings Cir
Hoover, AL 35242

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243
BHM2100002

WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS: That, in consideration of **Eight Hundred Ninety Thousand and 00/100 Dollars (\$890,000.00)**, the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **John Davis and Veronica Davis, a married couple**, whose address is 500 Spring Valley Dr. Chelsea, AL 35043, (hereinafter "Grantor", whether one or more), by **Eric Michael Williams**, (hereinafter "Grantee", whether one or more), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee **Eric Michael Williams , an unmarried man**, the following described real estate situated in Shelby County, Alabama, the address of which is **4005 Kings Cir, Hoover, AL 35242, to-wit:**

Lot 3-C, according to a Resurvey of Lots 3-A and 3-B of Greystone, 4th Sector, Phase II, First Addition, as recorded in Map Book 42, Page 13, in the Probate Office of Shelby County, Alabama.


Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation. Mining and mineral rights excepted.

John Davis is one and the same as Johnny W. Davis and is also one and the same as John W. Davis.

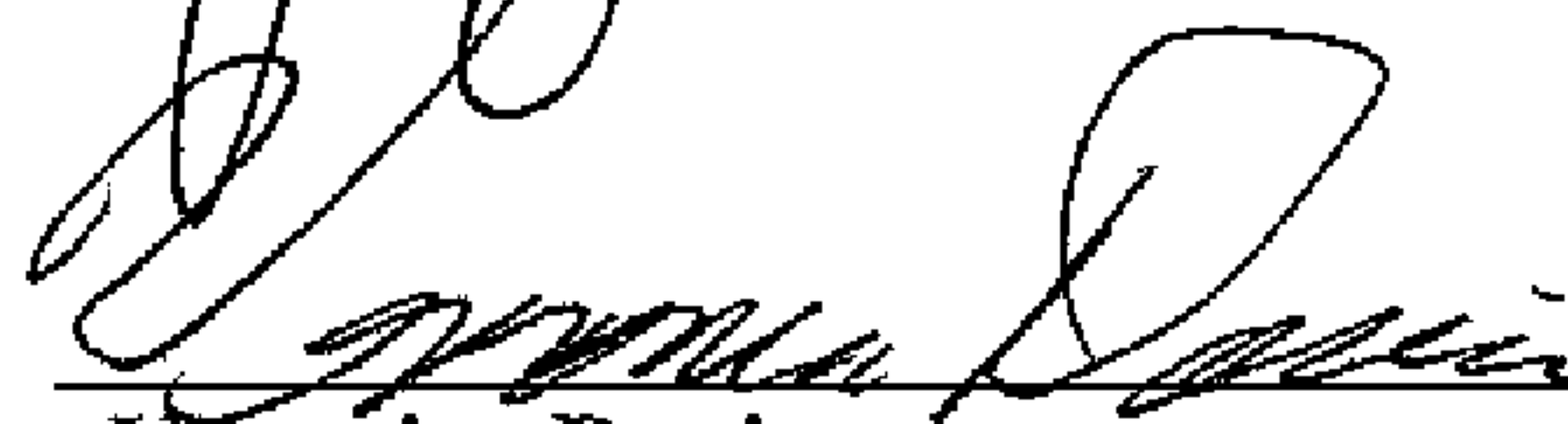
Subject to a third-party mortgage in the amount of \$548,250.00 executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD, unto the said Grantee, and Grantee's heirs, executors, administrators, and assigns forever. The Grantor does for Grantor and for the Grantor's heirs, executors, and administrators, and assigns, covenant with said Grantee, and Grantee's heirs, executors, administrators and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors, and administrators shall warrant and defend the same to the said Grantee, and Grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has set their signature and seal on this 1st day of June, 2021.



John Davis

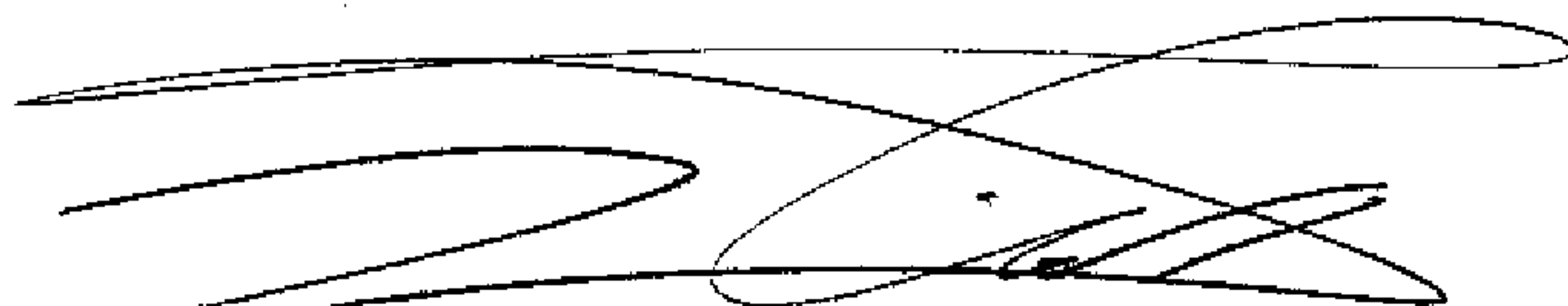


Veronica Davis

State of Alabama
County of JEFFERSON

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

Given under my hand and official seal on this 1st day of June, 2021.



Notary Public



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
06/03/2021 09:43:04 AM
\$367.00 BRITTANI
20210603000271280

Allen S. Bayl