

This Instrument Prepared by:

SEND TAX NOTICE TO:

Jack R. Thompson, Jr.  
Law Office of Jack R. Thompson, Jr. LLC  
416 Yorkshire Drive  
Birmingham, AL 35209  
FILE NO. ATB2946A

Lou Ann Lewis Revocable Trust  
605 Griffin Lake Trace  
Birmingham, AL 35242

[Space Above This Line for Recording Data]

## WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW BY ALL MEN THESE PRESENTS:

That in consideration of **Five Hundred Thousand Dollars and 00/100 Dollars (\$500,000.00)** the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged. I or we **Kathleen Ann Hamlin, a single woman** whose mailing address is: 4044 Eagle Ridge Court, Birmingham, Al 35242 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Lou Ann Lewis Revocable Trust** whose mailing address 605 Griffin Lake Trace, Birmingham, AL 35242 (herein referred to as grantees), the following described real estate, situated in **Shelby** County, Alabama, having a property address 605 Griffin Lake Trace, Birmingham, Al 35242 to wit:

Lot B-157, according to the Survey of Griffin Park at Eagle Point, Sector 2, Phase 1, as recorded in Map Book 48, Page 98, A, B, C, D and E, in the Probate Office of Shelby County, Alabama..

Subject to ad valorem taxes for the current year, and subsequent years.

Subject to restrictions, reservations, conditions, and easement of record

Subject to any prior reservation or conveyance, together with release of damages, of minerals of every kind and character, including but not limited to oil, gas, sand, limestone, and gravel in, on, and under subject property.

**To Have and To Hold** to the said grantee, their heirs, and assigns forever. I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantees, their heirs and assigns forever, against the lawful claims of all person

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 6 day of Jan, 2022.

Kathleen Ann Hamlin  
Kathleen Ann Hamlin

STATE OF ALABAMA  
COUNTY OF JEFFERSON

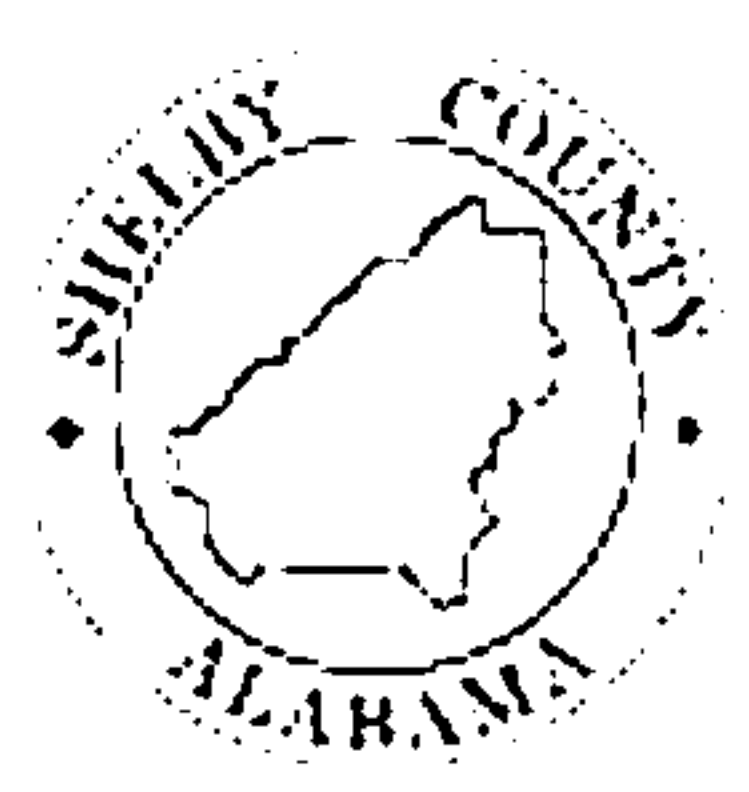
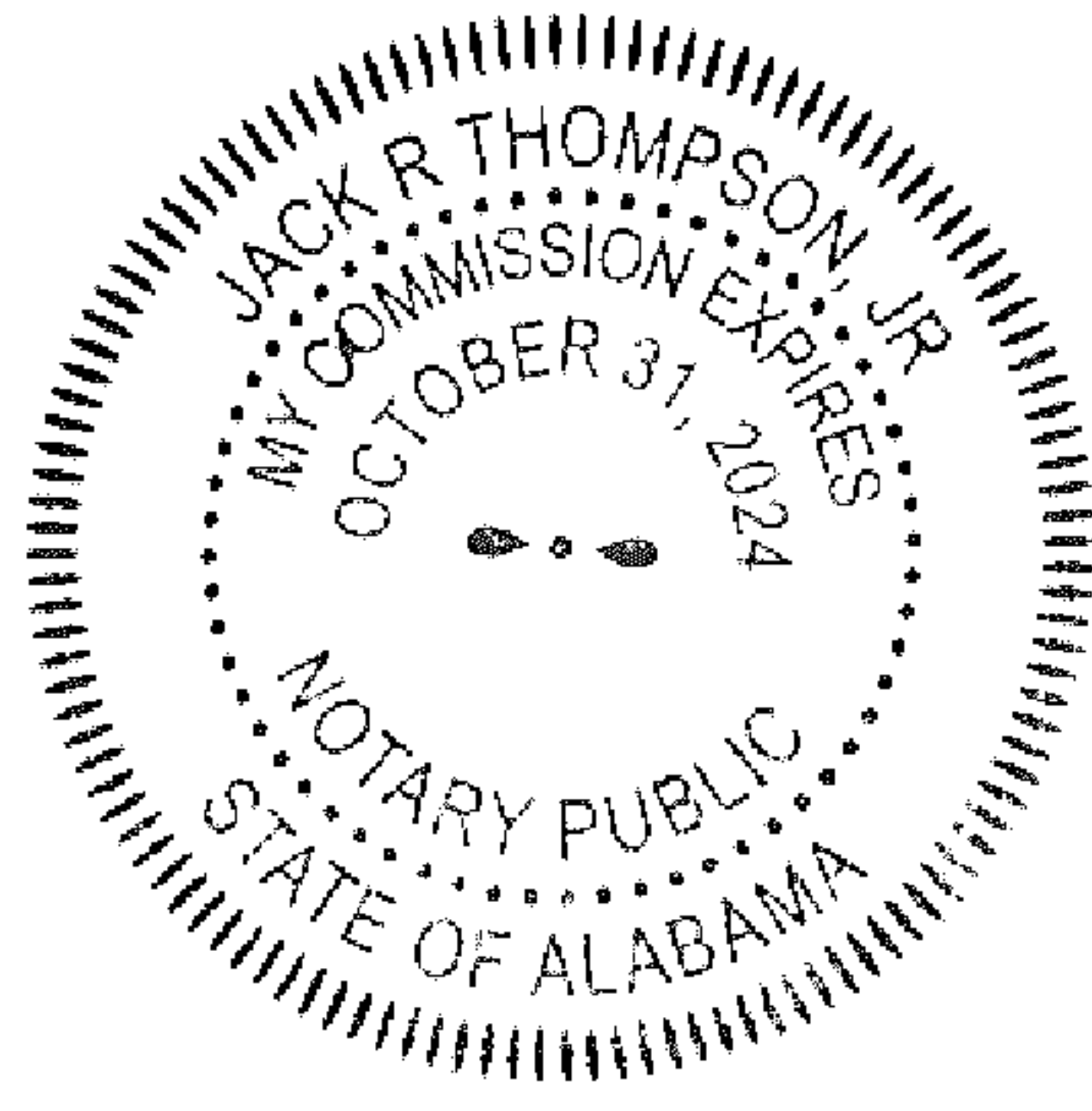
I, Jack R. Thompson Jr., a Notary Public in and for said county in said state, hereby certify that **Kathleen Ann Hamlin** whose name is (are) signed to the foregoing conveyance and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, she, they executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 6<sup>th</sup> day of January, 2022.

My Commission Expires: 10/31/2024

[Signature]  
Notary Public

(SEAL)



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
01/07/2022 09:30:29 AM  
\$525.00 BRITTANI  
20220107000008690

Allie S. Bayl