35,000
~~35,000~~

Prepared by:
Jul Ann McLEOD, Esq.
1957 Hoover Court, Suite 306
Birmingham, AL 35226

Send Tax Notice to:
Jerry W. Lowery
3449 Birchtree Drive
Hoover, AL 35226

No title search/exam has been done for the preparation of this deed.

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of FIVE HUNDRED AND NO/100 DOLLARS ($500.00) and other good and valuable consideration, this day in hand paid to the undersigned Grantor, **FRANCES HODGE, an unmarried woman** (hereinafter referred to as Grantor), the receipt whereof is hereby acknowledged, the Grantor does hereby give, grant, bargain, convey unto the Grantee, **JERRY W. LOWERY, Trustee of the IRREVOCABLE DISCRETIONARY TRUST OF JERRY W. LOWERY, dated April 24, 2012** (hereinafter referred to as Grantee), said Grantee being entitled to distribution of certain real property hereinafter described from the estate of the decedent, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 521, according to the Survey of Weatherly Aberdeen Sector 18, as recorded in Map Book 21, page 148, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, rights-of-way, setback lines, covenants, agreements, and mineral/mining rights of record, if any.

Property address: 586 Treymoor Lake Circle, Alabaster, AL 35007

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular rights, privileges, tenements, appurtenances, and improvements unto the said Grantee, its heirs and assigns forever.

And said Grantor, for said Grantor, her heirs, successors, executors and administrators, covenants with Grantee, and with its heirs and assigns, that Grantor is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, which are not yet due and payable; and except for any Restrictions, Exceptions, Easements, Agreements and/or Covenants pertaining to the Real Estate of record in the Probate Office of said County; and that Grantor will, and her heirs, executors and administrators shall, warrant and defend the same to said Grantee, and its heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said Grantor has hereunto set her hand and seal this the 21st day of April, 2012.

Frances Hodge

FRANCES HODGE

STATE OF ALABAMA)
)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **FRANCES HODGE**, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 24th day of April, 2012.

NOTARY PUBLIC
My commission expires:

20120430000149120 1/1 $47.00
Shelby Cnty Judge of Probate, AL
04/30/2012 02:22:37 PM FILED/CERT

Shelby County, AL 04/30/2012
State of Alabama
Deed Tax:$35.00