

Send Tax Notice To:
Edward Cole Owens
Amy Jordan Owens

221 Willow Point Cir.
Alabaster, AL 35007

STATE OF ALABAMA)
) KNOW ALL MEN BY THESE PRESENTS
SHELBY COUNTY)

That in consideration of \$95,000.00, 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 whereof is acknowledged, I or we Steven McDaniel, an unmarried man, whose mailing address is 5509 Timber Leaf Trail Bessemer, AL 35022 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Edward Cole Owens and Amy Jordan Owens, whose mailing address is 221 Willow Point Cir. Alabaster, AL 35007 (herein referred to as grantee, whether one or more), as joint tenants with right of survivorship the following described real estate, situated in Shelby County, Alabama, the address of which is 221 Willow Point Circle, Alabaster, AL 35007; to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to ad valorem taxes for the current year and subsequent years.
Subject to restrictions, reservations, conditions, and easements of record.
Subject to any minerals or mineral rights leased, granted or retained by prior owners.


TO HAVE AND TO HOLD, unto the said GRANTEES as joint tenants with right of survivorship, their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the 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 noted 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 persons.

Note; \$93,279.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s) this 28th day of October, 2014.

At my hand(s) and seal(s) this 28th day of October



Steven M. McDaniel

State of Alabama
Shelby County

I, The Undersigned, a notary for said County and in said State, hereby certify that Steven McDaniel, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 28th day of October, 2014.

Darald M. Sewer
Notary Public
Commission Expires: 3/5/17

Shelby County, AL 11/07/2014
State of Alabama
Deed Tax: \$2.00



S14-1597HUD

EXHIBIT "A"
Legal Description

Lot 32 according to the Survey of Willow Point, Phase I, as recorded in Map Book 21 Page 101 in the Probate Office of Shelby County, Alabama



20141107000352650 2/2 \$19.00
Shelby Cnty Judge of Probate, AL
11/07/2014 02:20:49 PM FILED/CERT

S14-1597HUD