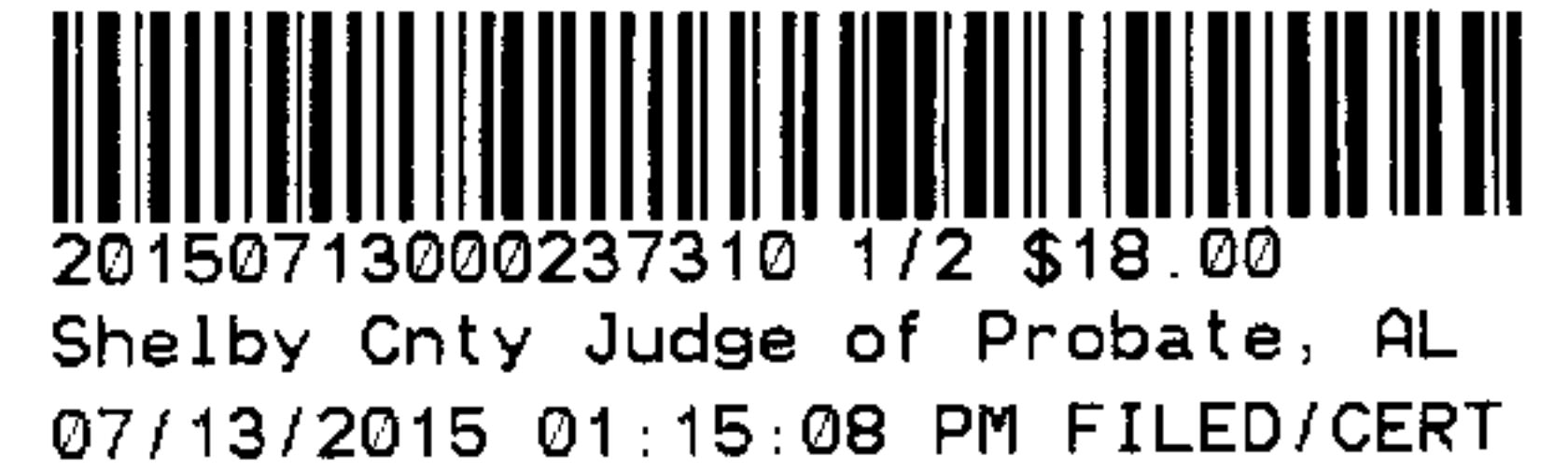


Send tax notice to: Randall Berube, 906 6th Ave. NW, Alabaster, Al. 35007

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd., Birmingham, Al.
35243

GENERAL WARRANTY DEED

State of Alabama
County of SHELBY



KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One hundred thirty thousand and no/100 (\$130,000.00)** Dollars **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

B. Elyce Thompson aka Elyce Spigner Thompson as Personal Representative of the Estate of Alyce O. Bailey, deceased (PR 14-0601) whose mailing address is:

104 Southview Dr, Hoover, AL 35244; and

Frank Hill Spigner, a(n) Married man, heir, whose mailing address is:

912 6th Ave NW Alabaster AL 35007
(herein referred to as Grantor whether one or more), grant, bargain, sell and convey unto

Randall Berube, whose mailing address is: 906 6th Ave. NW, Alabaster, Al. 35007
(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, **the address of which is: 906 6th Ave. NW, Alabaster, Al. 35007**
to-wit:

Lot 49, according to the Survey of Hamlet, 6th Sector, as recorded in Map Book 9, page 97 in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

\$130,000.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

The property described herein is not the homestead of any of the Grantors or their spouses.

TO HAVE AND TO HOLD to the said grantee, his, her or 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.

IN WITNESS WHEREOF we have hereunto set our hands(s) and seal(s) this 8th day of July, 2015.

*B. Elyce Thompson AKA Elyce
Spigner Thompson As Personal
Representative of the Estate of Alyce O. Bailey* (Seal)

B. ELYCE THOMPSON AKA ELYCE
SPIGNER THOMPSON AS PERSONAL
REPRESENTATIVE OF THE ESTATE OF
ALYCE O. BAILEY, DECEASED PR-14-0601

[Signature]

FRANK HILL SPIGNER, heir of the Estate
Of Alyce O. Bailey, deceased

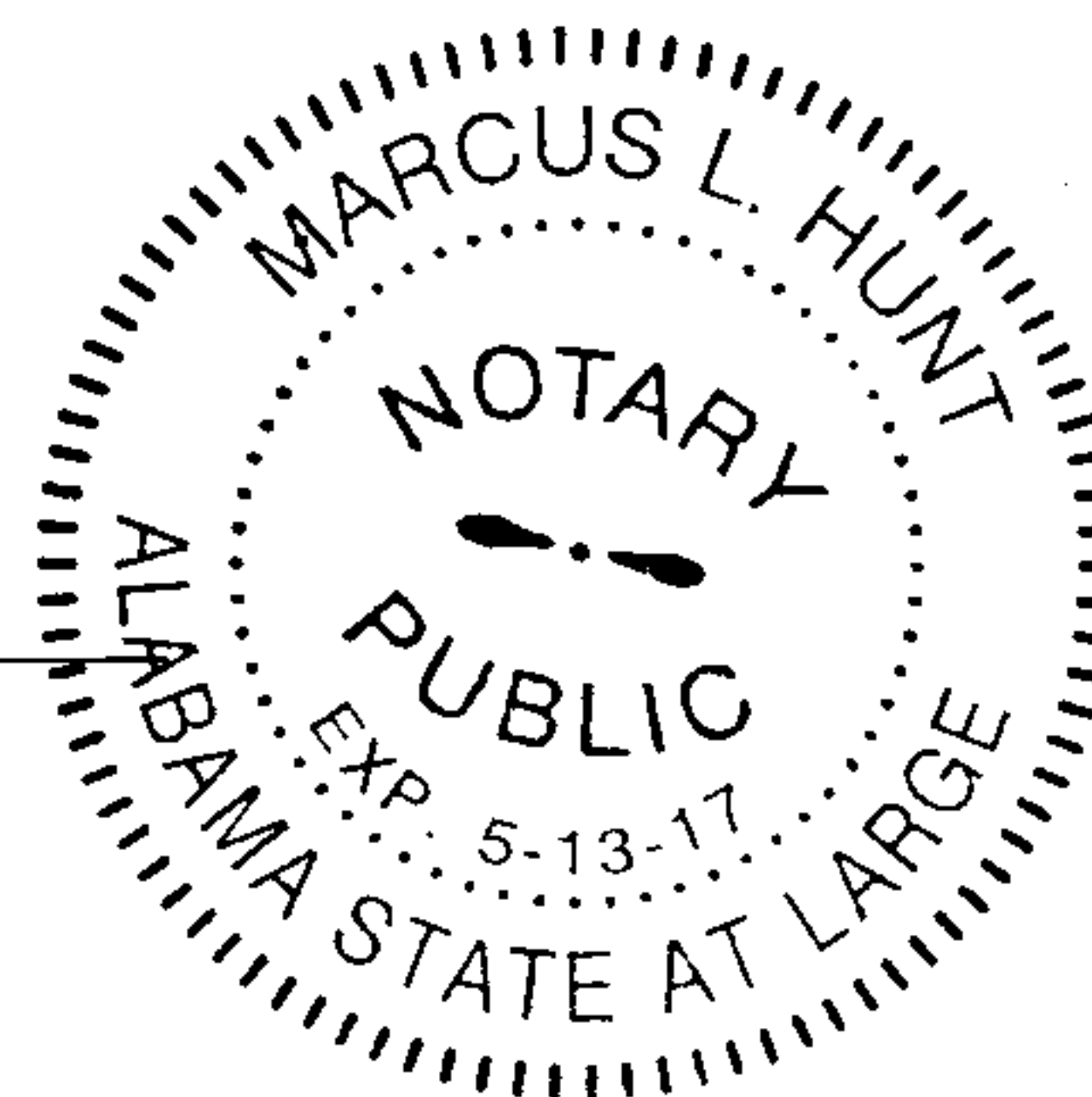
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that B. Elyce Thompson aka Elyce Spigner Thompson Personal Representative of the Estate of Alyce O. Bailey, deceased, PR-14-0601, 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 in her capacity as Personal Representative of the Estate of Alyce O. Bailey, deceased PR-14-0601 has/have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 8th day of July, 2015.

[Signature]
NOTARY PUBLIC

My commission expires: 5/13/17



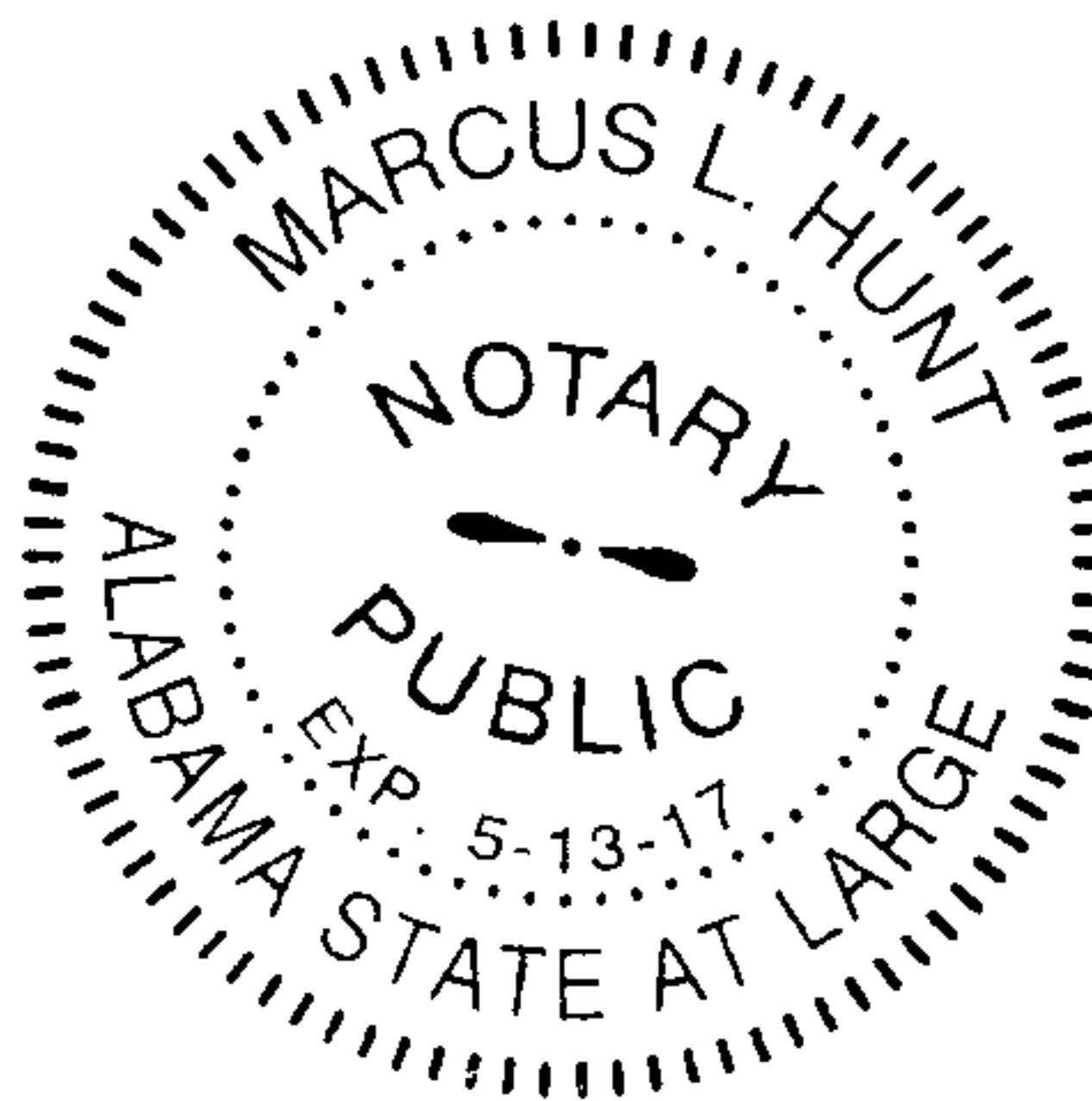
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frank Hill Spigner, ___ married, as heir of the Estate of Alyce O. Bailey, deceased, PR 14-0601, 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 conveyance he, as heirs of the Estate of Alyce O. Bailey, deceased, PR-14-0601, has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 8th day of July, 2015.

[Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/13/17



20150713000237310 2/2 \$18.00
Shelby Cnty Judge of Probate, AL
07/13/2015 01:15:08 PM FILED/CERT