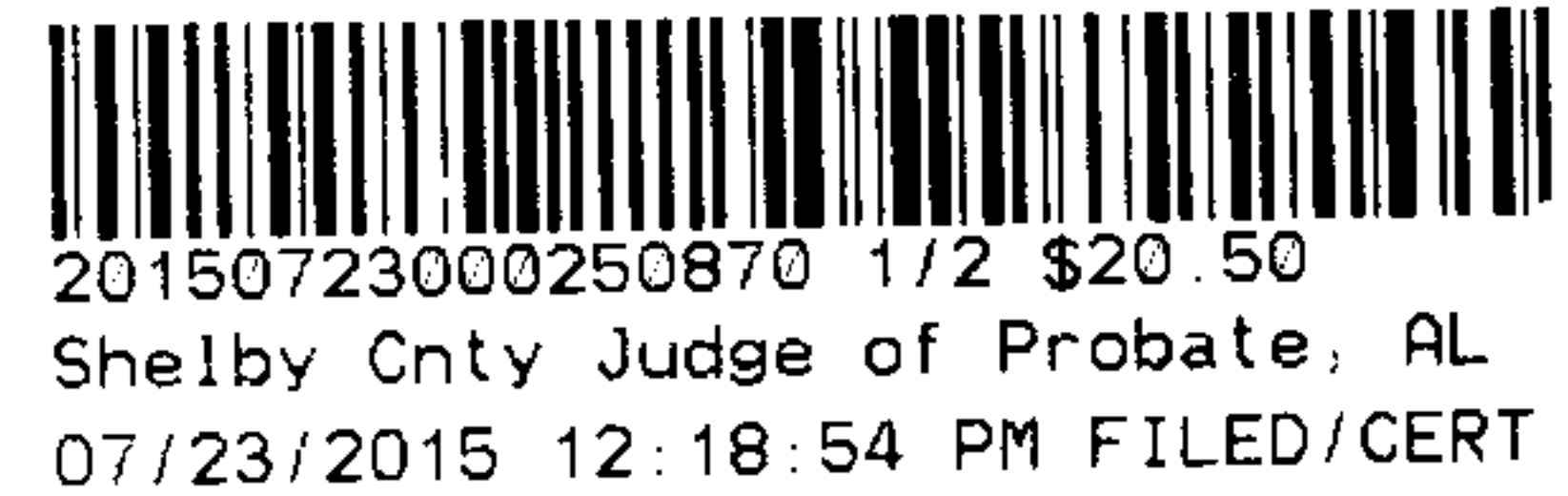


Send tax notice to: Sharon Eagar Cooper, 108 Sunflower Place, Alabaster, Al. 35007

This instrument was prepared by: Marcus L. Hunt, 2803 Greystone Commercial Blvd., Birmingham, Al. 35242

GENERAL WARRANTY DEED

State of Alabama  
County of Shelby



KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One hundred thirty-four thousand and no/100 (\$134,000.00) Dollars the amount of which can be verified in the Sales Contract between the parties** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

**Barbara Patrissi aka Bobbi Patrissi as the Personal Representative of the Estate of Margaret F. Walker, deceased, Case PR-2015-000226 whose mailing address is:**

175 Scarlet Oak Dr. ; Maylene, AL 35114

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

**Sharon Eagar Cooper, whose mailing address is: 108 Sunflower Place, 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: 108 Sunflower Place, Alabaster, Al. 35007 to-wit:

Lot 81, according to the Survey of Grande View Garden and Townhomes, First Addition, as recorded in Map Book 26, page 16 in the Office of the Judge of Probate of Shelby County, Alabama.

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

\$131,572.00 of the above mentioned purchased price was paid for from a mortgage loan which was closed simultaneously herewith.

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 15<sup>th</sup> day of July, 2015.



20150723000250870 2/2 \$20.50  
Shelby Cnty Judge of Probate, AL  
07/23/2015 12:18:54 PM FILED/CERT

*Barbara Patrisi aka Bobbi Patrisi*  
BARBARA PATRISSI AKA BOBBI PATRISSI AS  
PERSONAL REPRESENTATIVE OF THE ESTATE  
OF MARGARET F. WALKER, DECEASED  
CASE #PR-2015-000226

*as personal representative of  
the estate of Margaret F. Walker  
Deceased Case # PR-2015-000226*

State of Alabama  
County of JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Barbara Patrisi aka Bobbi Patrisi as Personal Representative of the Estate of Margaret F. Walker deceased, Case #PR-2015-000226 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, she in her capacity as Personal Representative of the Estate of Margaret F. Walker, deceased, PR-2015-000226 executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 15<sup>th</sup> day of July, 2015.

*[Handwritten Signature]*

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/5/17

