

GENERAL WARRANTY DEED

20160504000148600

05/04/2016 10:21:19 AM


DEEDS 1/2

State of Alabama
County of Shelby

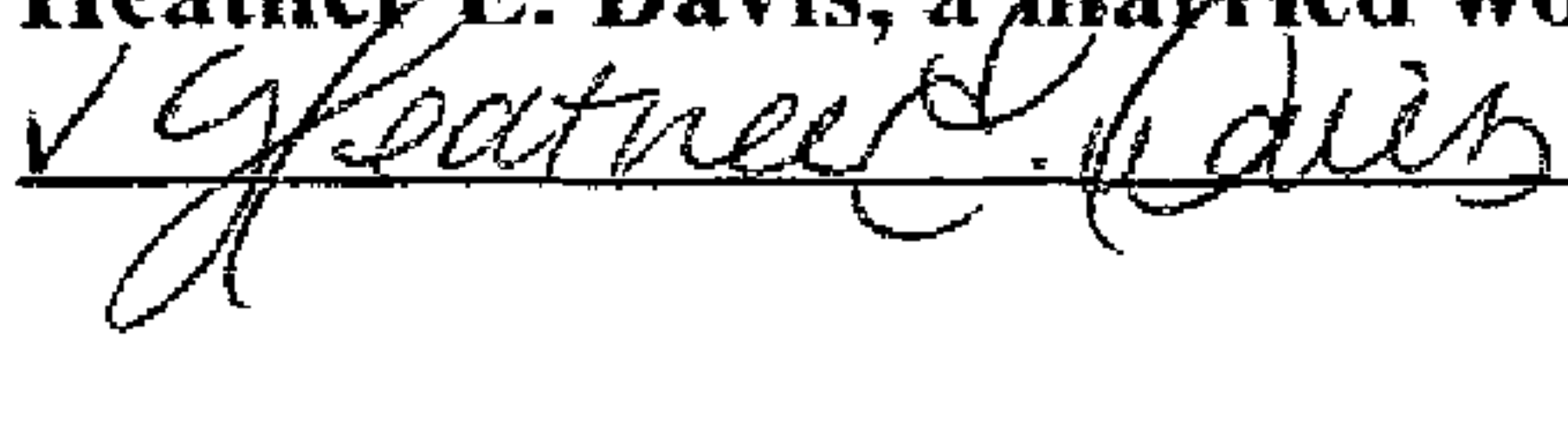
KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **three hundred ninety-one thousand four hundred and no/100 (\$391,400.00) 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

Austin P. Davis, a married man, whose mailing address is:

 _____ and

Heather E. Davis, a married woman, whose mailing address is:

 7571 Branchwood Dr
Mobile, AL 36695

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

Hien Q. Do, whose mailing address is: 1209 Boundary St., Birmingham Al. 35242

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is: **1209 Boundary St., Birmingham, Al. 35242** to-wit:

Lot 42, according to the Survey of Beaumont, Phase 2, as recorded in Map Book 38, Page 66 in the Office of the Judge of Probate of Shelby County, Alabama.

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

\$313,120.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

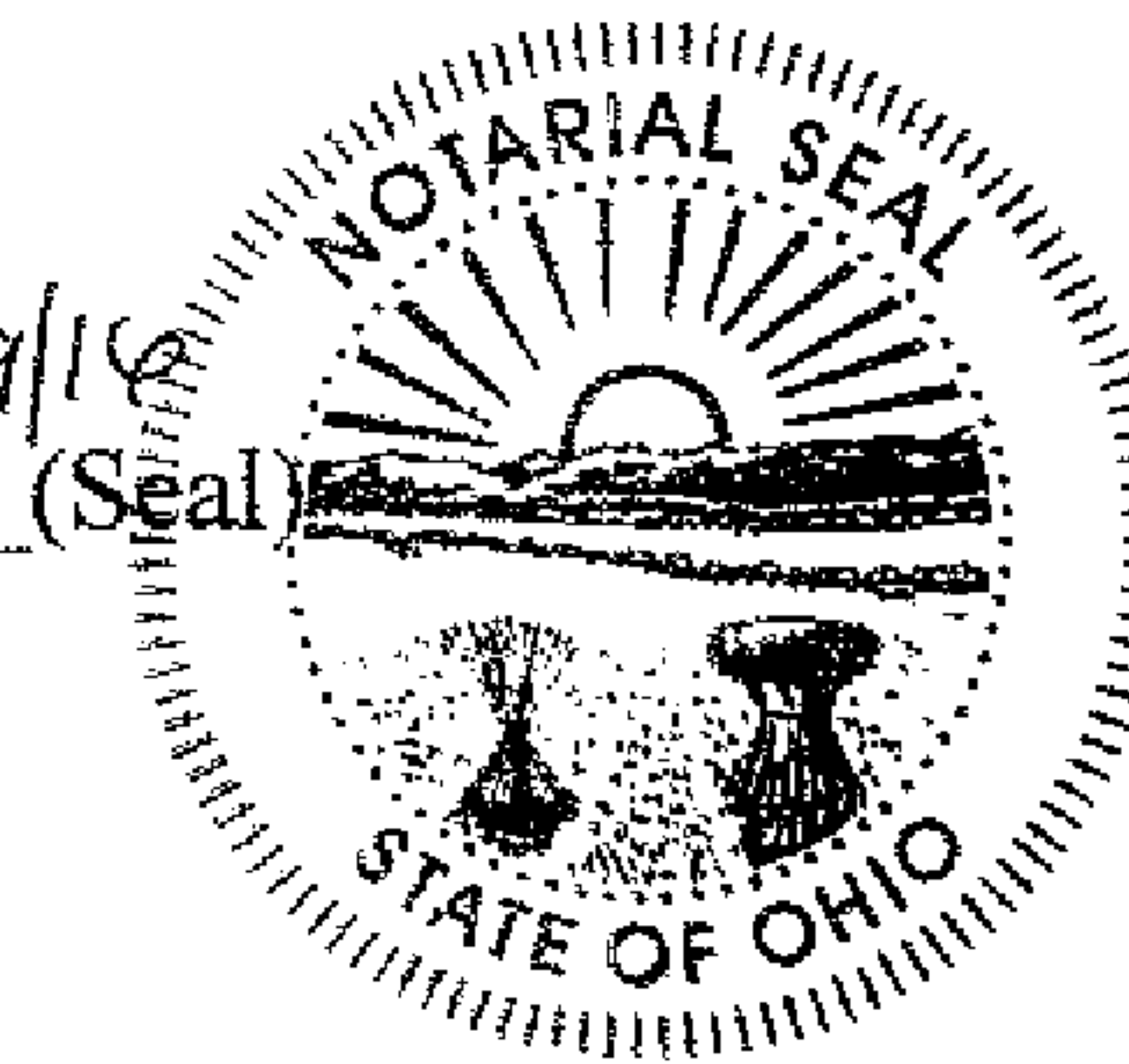
TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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 28th day of April, 2016.

~~AUSTIN P. DAVIS~~

Heather E. Davis 4/29/16
HEATHER E. DAVIS



THERESA DUNHAM
NOTARY PUBLIC
STATE OF OHIO
Comm. Expires
December 22, 2018
Recorded in
Cuyahoga County

STATE OF OHIO
COUNTY OF CUYAHOGA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Austin P. Davis, a married man, 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 the conveyance he/she/they has/have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28th day of April, 2016.

Theresa Dunham
NOTARY PUBLIC

My commission expires: December 22, 2018

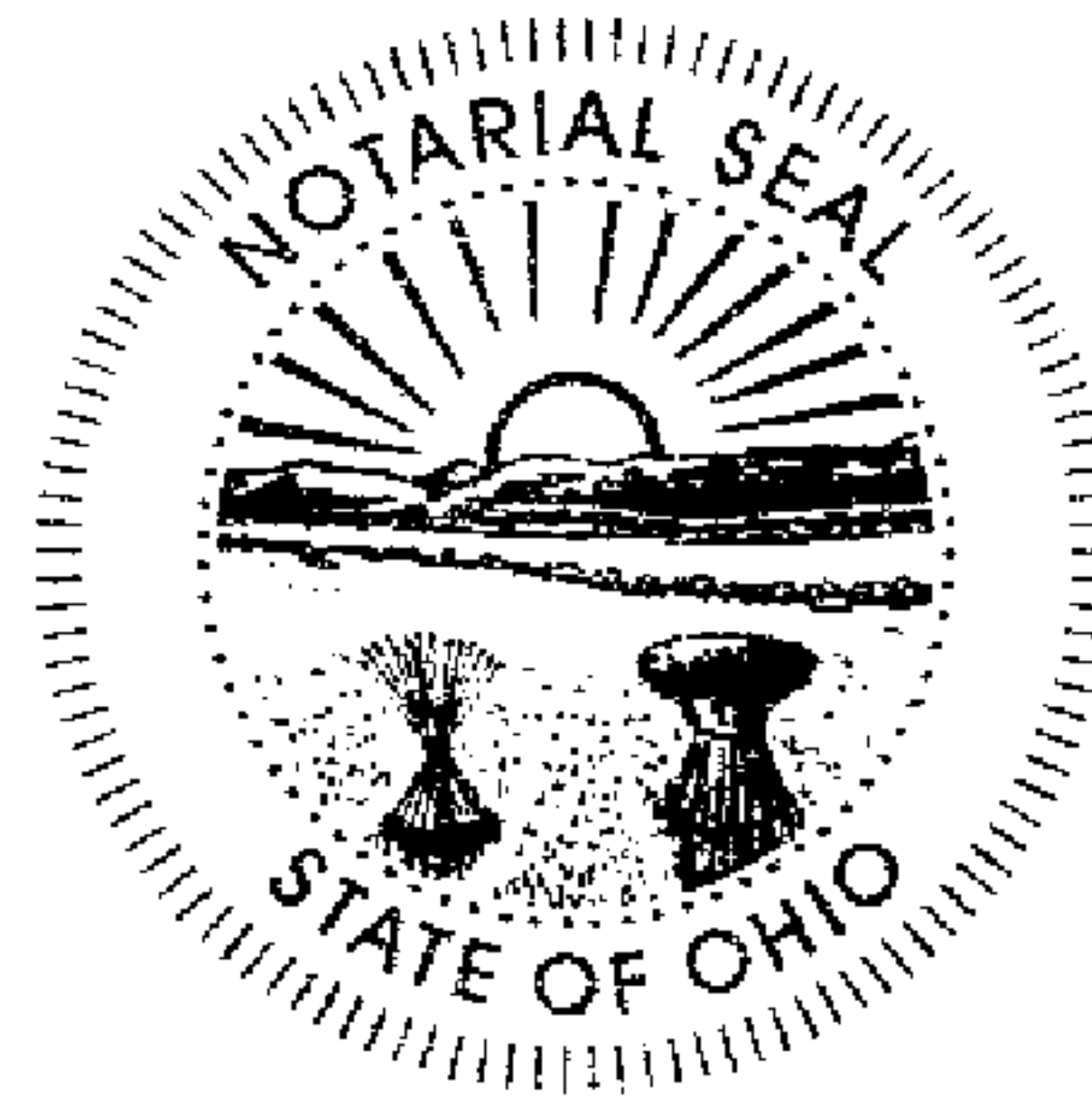
STATE OF OHIO
COUNTY OF CUYAHOGA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Heather E. Davis, a married woman, 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 the conveyance he/she/they has/have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28th day of April, 2016.

Theresa Dunham
NOTARY PUBLIC

My commission expires: December 22, 2018



THERESA DUNHAM
NOTARY PUBLIC
STATE OF OHIO
Comm. Expires
December 22, 2018
Recorded in
Cuyahoga County

Notary Public for Heather Evans Davis

Subscribed and sworn to before me in my
Presence, this 29th day of April
2016, a Notary Public in and for the
County of Mobile State of Alabama
Stephanie B. Bedford
(Signature) Notary Public
My commission expires 04/07, 2018



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
05/04/2016 10:21:19 AM
\$95.50 CHERRY
20160504000148600

Stephanie B. Bedford

