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08/18/2016 08:55:29 AM
DEEDS 1/2

Send tax notice to: Georgeanna Scardino Irrevocable Trust, 114 Calumet Dr., Birmingham, AL 35242

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd., Ste. 160
Birmingham, AL 35242

16-2897

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One hundred ninety-nine thousand and no/100 (\$199,000.00) 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

Michael Maziarz and his wife Elizabeth Maziarz, whose mailing address is:

132 Spring Rd Birmingham, AL 35242

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

Georgeanna Scardino Irrevocable Trust, whose mailing address is:

114 Calumet Dr, 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: 114 Calumet Drive, Birmingham, AL 35242** to-wit:


Lot 4, according to the Survey of Calumet Meadow, as recorded in Map Book 21, Page 112, in the Office of the Judge of Probate of Shelby County Alabama.

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

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 hand(s) and seal(s) this _____ day of August, 2016.

 (Seal)
MICHAEL MAZIARZ

 (Seal)
ELIZABETH MAZIARZ

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael Maziarz and his wife Elizabeth Maziarz, 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 1st day of August, 2016.


NOTARY PUBLIC

My commission expires: 5/13/17



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
08/18/2016 08:55:29 AM
\$217.00 CHERRY
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