

THIS DEED WAS PREPARED AT THE REQUEST OF GRANTOR AND WITHOUT THE AID OF A TITLE SEARCH

PROPERTY ADDRESS:


Approximately 1.85 acres Hwy 31
Shelby County, AL
[Accuracy of address is not warranted]

SEND TAX NOTICE TO:

Camille Patterson Elliott
3324 Burning Tree Drive
Hoover, AL 35226

THIS INSTRUMENT WAS PREPARED BY:

Walter F. Scott III, Esq.
Galloway, Scott, Moss & Hancock, LLC
2200 Woodcrest Place, Suite 310
Birmingham, AL 35209
205.949.5580


20161019000384420 1/3 \$22.00
Shelby Cnty Judge of Probate, AL
10/19/2016 02:04:23 PM FILED/CERT

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
 :
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

THAT in consideration of the sum of TWO HUNDRED TWENTY THOUSAND THREE HUNDRED THIRTY and 00/100 Dollars (\$220,330.00) (the valuation assigned by the Shelby County Tax Assessor) in hand paid by the Grantee herein, the receipt, adequacy and sufficiency whereof are hereby acknowledged, **CAMILLE PATTERSON ELLIOTT AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JOHN CECIL PATTERSON, DECEASED**, whose mailing address is 3324 Burning Tree Drive, Hoover, AL 35226 (hereinafter referred to as "Grantor"), does hereby grant, bargain, sell and convey unto **CAMILLE PATTERSON ELLIOTT**, whose mailing address is 3324 Burning Tree Drive, Hoover, AL 35226 (hereinafter referred to as "Grantee") the following described real property, located and situated in Shelby County, Alabama:

Shelby County Tax Parcel ID #22-8-33-0-000-008.000. See Exhibit A attached hereto for Tax Map. Grantor and Grantee anticipate a metes and bounds legal description to be prepared as a corrected deed in the near future but want to complete the conveyance using the Tax Office reference.

SUBJECT TO All restrictions, easements, rights of way, liens and encumbrances of record, if any.

TO HAVE AND TO HOLD unto the said Grantee, her heirs, personal representatives and assigns, forever.

Grantor hereby covenants and agrees with Grantee, her heirs, personal representatives and assigns, that Grantor, its successors and assigns will warrant and defend the above-described property against the lawful claims (unless otherwise noted above) of all persons claiming by, through, or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor by the undersigned who is authorized to execute this conveyance, hereunto set his hand and seal on this 11 day of October, 2016.

THE ESTATE OF JOHN CECIL PATTERSON,
DECEASED

By: Camille P Elliott

Camille Patterson Elliott

Its: Personal Representative

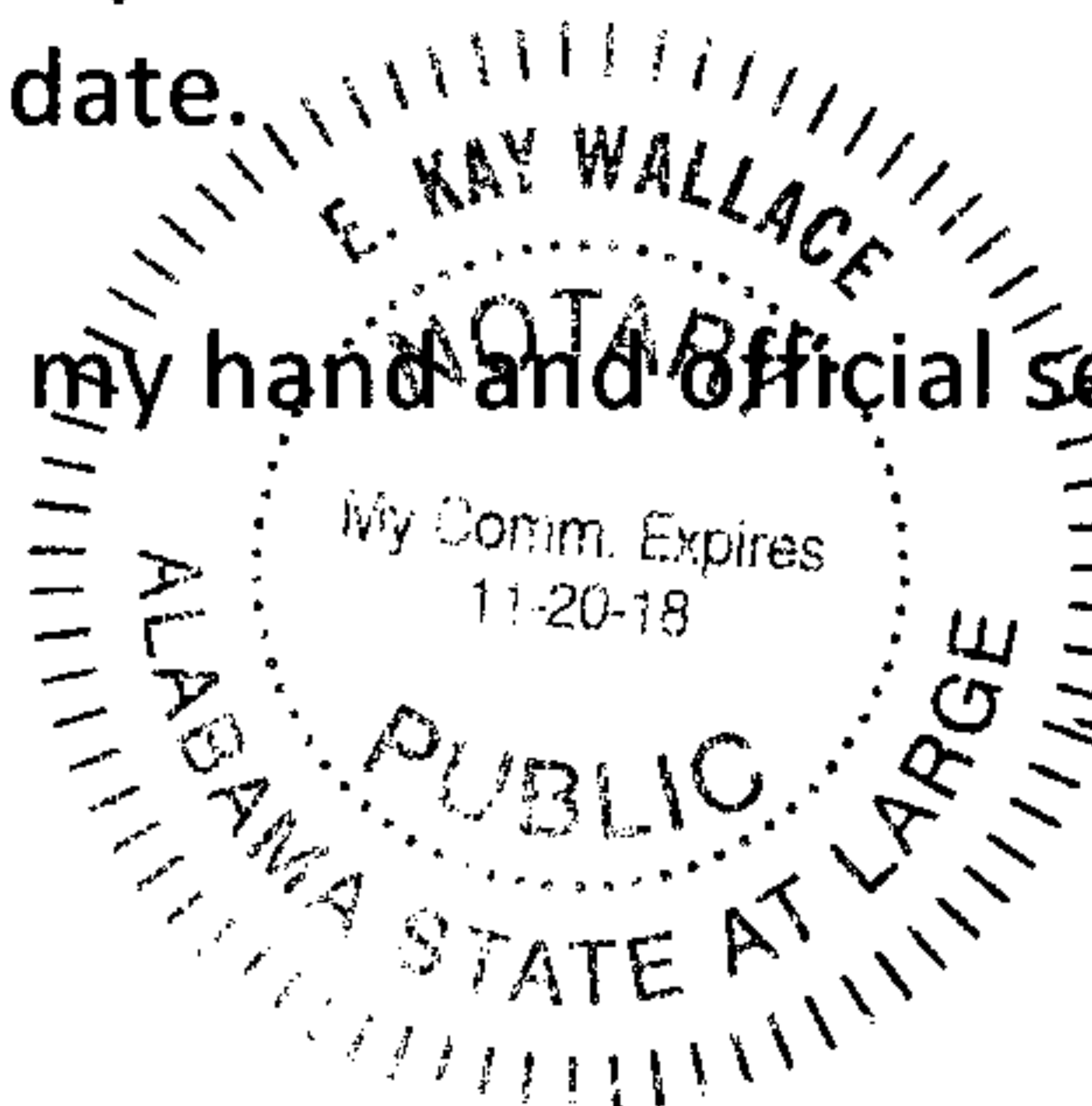
STATE OF ALABAMA)

:

JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County, hereby certify that Camille Patterson Elliott, whose name as Personal Representative of the Estate of John Cecil Patterson, deceased, 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 and with full authority executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of October, 2016.

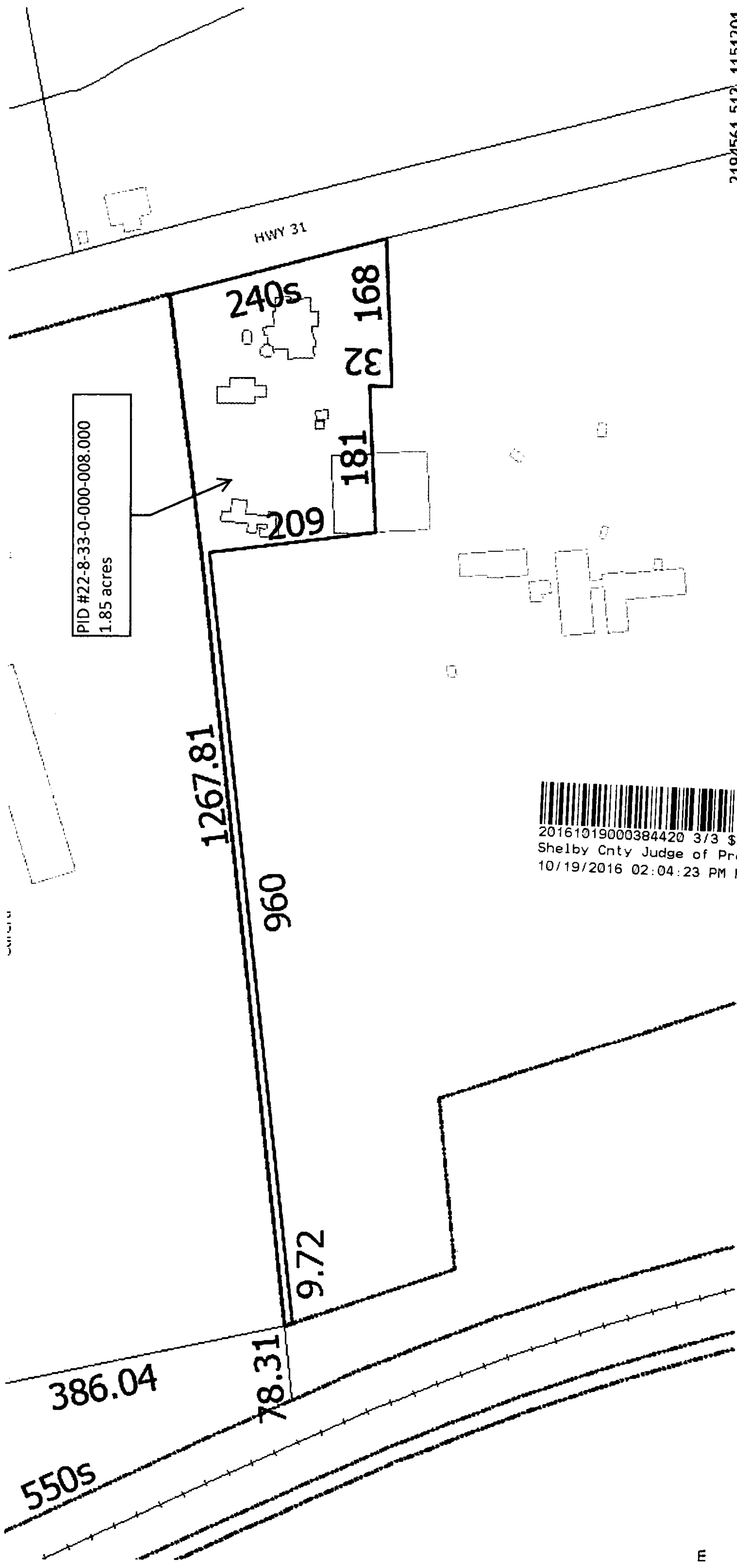


E. Kay Wallace

NOTARY PUBLIC

My commission expires: 11/20/2018

20161019000384420 2/3 \$22.00
Shelby Cnty Judge of Probate, AL
10/19/2016 02:04:23 PM FILED/CERT



PID #22-8-33-0-000-008.000
1.85 acres

240s

32 168

181

209

1267.81

960

9.72

78.31

386.04

550s

HWY 31

20161019000384420 3/3 \$22.00
Shelby Cnty Judge of Probate, AL
10/19/2016 02:04:23 PM FILED/CERT

2102561 512 1151201