20170328000103920 03/28/2017 01:47:14 PM DEEDS 1/1

This instrument was prepared by	by: Send Tax Notice To:
Halbrooks & Allen, LLC	Embassy Homes, LLC
#1 Independence Plaza - Suite	
Birmingham, AL 35209	Birmingham, AL 35242
	Property Address: 1077 Garnet Drive
Corporation Form Warranty De	Calera, AL 35040 eed
STATE OF ALABAMA	KNOW ALL MEN BY THESE PRESENTS,
COUNTY OF SHELBY	MINO WELL WILL DE LEILOUE ENLOUINES,
That in consideration of T	wenty Thousand and No/100 (\$20,000.00) Dollars (as evidenced by closing statement)
	Emerald Ridge, LLC, a limited liability company se address is: P. O Box 1569, Pelham, AL 35124)
(herein referred to as GRANTC hereby acknowledged, the said convey unto	OR) in hand paid by the grantee herein, the receipt of which is GRANTOR does by these presents, grant, bargain, sell and Embassy Homes, LLC 6 Hwy. 280 E., Suite C101, Birmingham, AL 35242)
·	EE, whether one or more), the following described real estate,
The state of the s	Survey of Emerald Ridge, Sector III, as recorded in in the Probate Office of Shelby County, Alabama.
Subject to: current taxes	s, easements, restrictions, and rights-of-way of record.
\$ 174,364.00 of the closed simultaneously h	purchase price recited above was paid from a mortgage loan arewith.
TO HAVE AND TO HOLD, to	the said GRANTEE, his, her or their heirs and assigns forever.
GRANTEE, his, her or their he premises, that they are free from same as aforesaid, and that it w	for itself, its successors and assigns, covenant with said irs and assigns, that it is lawfully seized in fee simple of said all encumbrances, that it has a good right to sell and convey the fill, and its successors and assigns shall, warrant and defend the is, her or their heirs, executors and assigns forever, against the
	signature and seal, this the <u>24th</u> day of <u>March</u> , 2017.
ATTEST:	Emerald Ridge, LLC
	By: Karen Scott, Member
STATE OF <u>ALABAMA</u>) Limited Liability Acknowledgment
COUNTY OF <u>JEFFERSON</u>)	
that <u>Karen Scott</u> <u>Emerald Ridge, LLC</u> , a ling who is known to me, acknowle	whose name as of mited liability company, is signed to the foregoing conveyance, and edged before me on this day that, being informed of the contents of a officer and with full authority, executed the same voluntarily for ability company.
Given under my hand a	nd official seal, this the 24th day of March, 2017.
My Commission Expires: 4/21	William H. Halbrooks, Notary Public

A H N

Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/28/2017 01:47:14 PM
\$16.00 CHERRY

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