

Prepared by:
Cassy Dailey
Attorney at Law

3156 Pelham Parkway, Suite 4
Pelham, AL 35124

20170815000295620
08/15/2017 02:05:18 PM
DEEDS 1/1

Send Tax Notice To:
Ridge Evan Berry
251 McGowan Road
Wilsonville, AL 35186

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Three Thousand Dollars and No Cents (\$103,000.00)**, 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

Kahley L. Headley, formerly known as Kahley H. Lumpkin, and Parker Headley, a married couple whose mailing address is:

105 Brynhurst Dr., Chelsea, AL 35043

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

Ridge Evan Berry, whose mailing address is: 251 McGowan Road, Wilsonville, AL 35186

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, **the address of which is: 251 McGowan Road, Wilsonville, AL 35186** to-wit:

A lot in the Town of Wilsonville, Alabama described as commencing at the intersection of the North line of the McGowan Ferry Public Road and the East line of the Columbiana and Vincent paved Highway No. 25; and run East along the North right of way line of McGowan Ferry Public Road a distance of 538 feet to the point of beginning of the lot herein described; thence run North 210 feet; thence run East 110 feet, thence run South 210 feet to the McGowan Ferry Road; thence run West along the North margin of McGowan Ferry Road a distance of 110 feet to the point of beginning, and being a part of the NW 1/4 of the NW 1/4 of Section 6, Township 21 South, Range 2 East, Shelby County, Alabama.

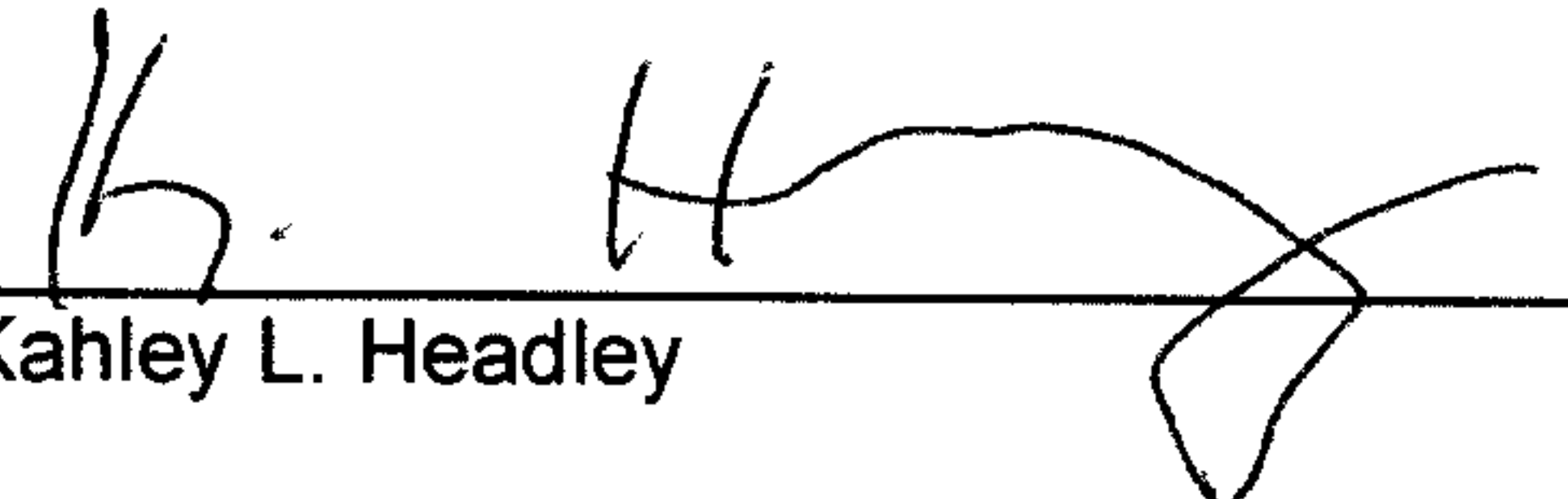
Subject to: All easements, restrictions and rights of way of record.

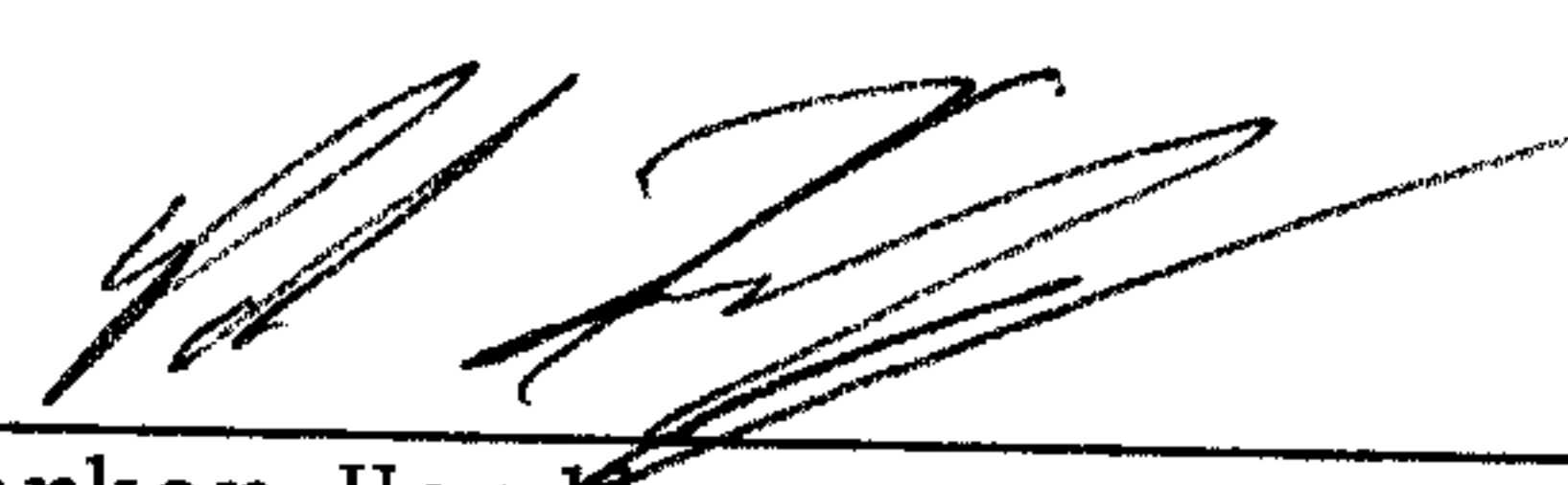
\$101,134.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

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.

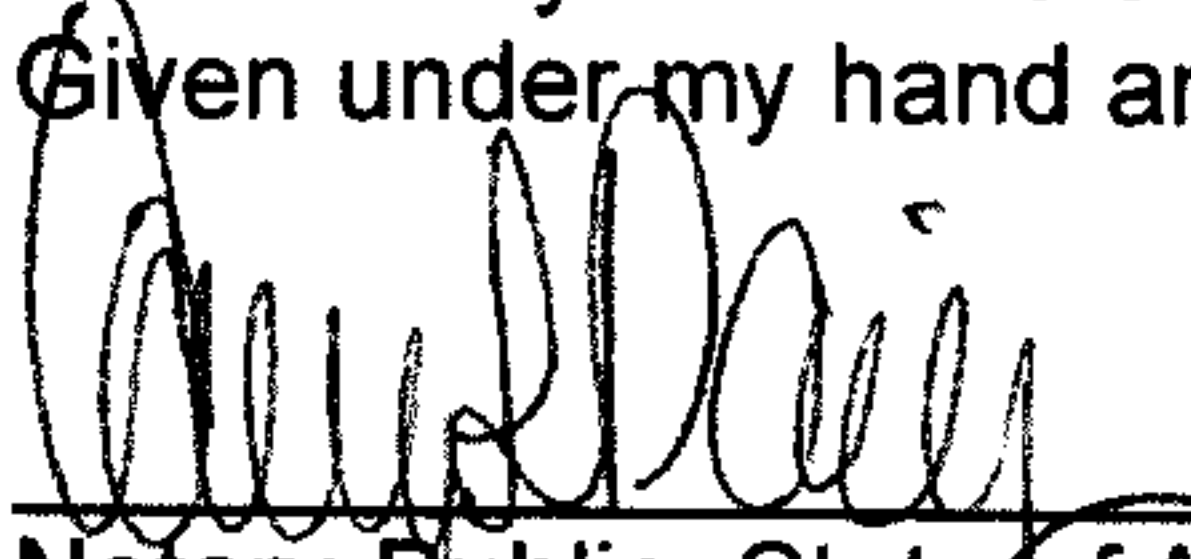
IN WITNESS WHEREOF, I (we) have hereunto set my/our hand(s) and seal(s) this the 10th day of August, 2017.


Kahley L. Headley


Parker Headley

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Kahley L. Headley and Parker Headley, 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 10th day of August, 2017.


Notary Public, State of Alabama

Printed Name of Notary
My Commission Expires: 6/4/18



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
08/15/2017 02:05:18 PM
\$18.00 DEBBIE
20170815000295620



