

This instrument was Prepared by:

Lauren N. Smith, Esquire
80 N Village Dr
Gardendale, AL 35071
File No.: 185695

Send Tax Notice To: Joseph M Anderson
181 Sharpe St
Sterrett, AL 35147

CORPORATION FORM WARRANTY DEED

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of the sum of **One Hundred Seventy Nine Thousand Nine Hundred Dollars and No Cents (\$179,900.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor, **My Place Rentals LLC**, an Alabama limited liability company, whose mailing address is **3632 Shandwick Place, Hoover, AL 35242** (herein referred to as Grantor), in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto **Joseph M Anderson**, whose mailing address is **181 Sharpe St, Sterrett, AL 35147** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama, the address of which is **181 Sharpe St., Sterrett, AL 35147**; to wit:

Lot 101, of the Villages at Westover according to Map Book 39, Pages 9A and 9B, as recorded in the Probate Office of Shelby County, Alabama.

Subject to:

1. All taxes for the year 2018 and subsequent years, not yet due and payable.
2. To all covenants, restrictions, conditions, easements, liens, set back lines, and any other rights of whatever nature, recorded and/or unrecorded.


\$143,920.00 of the purchase price of the above described property was financed with the proceeds of a mortgage loan closed simultaneously herewith.

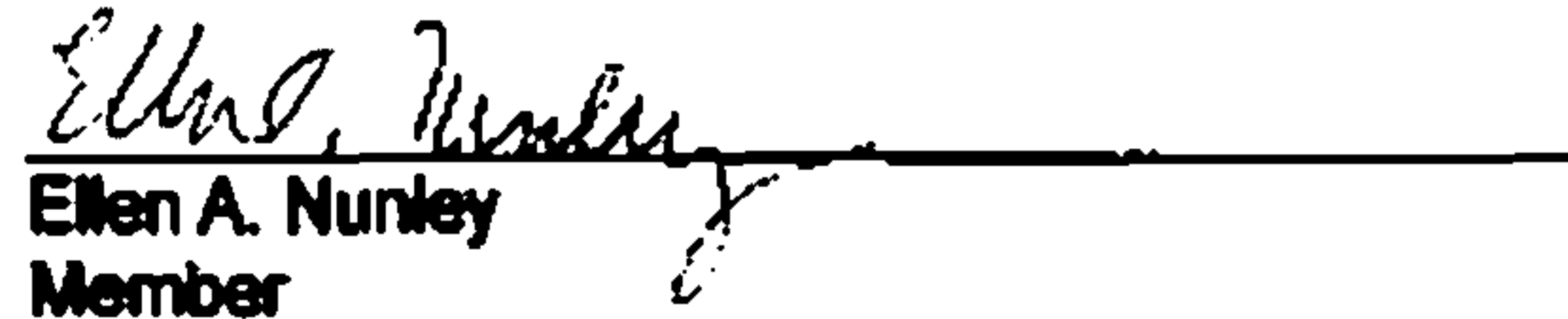
TO HAVE AND TO HOLD, to the said Grantee, his, her or their heirs and assigns forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said Grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, by its Members, Marty Nunley and Ellen A. Nunley, who is/are authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of March, 2018.

MY PLACE RENTALS LLC


Marty Nunley
Member


Ellen A. Nunley
Member

Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
04/03/2018 03:54:10 PM
\$51.00 CHERRY
20180403000110730



State of Alabama

County of Jefferson

I, Megan Johnson Templeton a Notary Public in and for said County in said State, hereby certify that Marty Nunley, as Member and Ellen A. Nunley as Member of My Place Rentals LLC 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 foregoing conveyance he/she/they as such officer and with full authority executed the same voluntarily for and as the act of said entity on the day the same bears date.

Given under my hand and official seal this the 30th day of March, 2018.


Notary Public, State of Alabama

Megan Johnson Templeton
My Commission Expires: 4/11/2021

