

Send tax notice to: Andress Family Trust,

5295 Jameswood Lane
B'ham, Ala. 35244

This instrument was prepared by: Dennis Gallups, P.O. Box 381894, Birmingham Al. 35238

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two hundred forty-one thousand and no/100 (\$241,000.00)** as can be verified by **Assessors Market Value of the property** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we

Robert F. Andress and his wife Judy C. Andress, whose mailing address is:

5295 Jameswood Lane B'ham, Ala. 35244

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

Robert Foster Andress and Judy Collins Andress as Trustees of the Andress Family Trust, an Irrevocable Living Trust, whose mailing address is:

5295 Jameswood Lane B'ham, Ala. 35244

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, **the address of which is: 5295 Jameswood Lane, Birmingham Al. 35244**, to-wit:

Lot 45, according to the Map of Jameswood-Second Sector, as recorded in Map Book 11, Page 108 in the Probate Office of Shelby County, Alabama.

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

Grantors Robert F. Andress and Judy C. Andress are one and the same persons as Grantees Robert Foster Andress and Judy Collins Andress as Trustees.

THIS DEED WAS PREPARED WITHOUT BENEFIT OF A TITLE SEARCH AT THE REQUEST OF THE PARTIES.

A Life Estate is hereby reserved unto the "Grantors"

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 hands(s) and seal(s) this 4th day of

June, ~~2018~~
2018

Shelby County, AL 06/04/2018
State of Alabama
Deed Tax: \$241.00

20180604000195230 1/2 \$260.00
Shelby Cnty Judge of Probate, AL
06/04/2018 12:10:57 PM FILED/CERT

Robert F. Address (Seal)
ROBERT F. ADDRESS

Judy C. Address (Seal)
JUDY C. ADDRESS

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert F. Address and his wife Judy C. Address, whose name(s) 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 4th day of JUNE, 2017.

[Signature]
NOTARY PUBLIC

My commission expires: 3/14/2019



Brad E. Sweeney
Notary Public State of AL
My Comm.-Expires March 15, 2019

20180604000195230 2/2 \$260.00
Shelby Cnty Judge of Probate, AL
06/04/2018 12:10:57 PM FILED/CERT