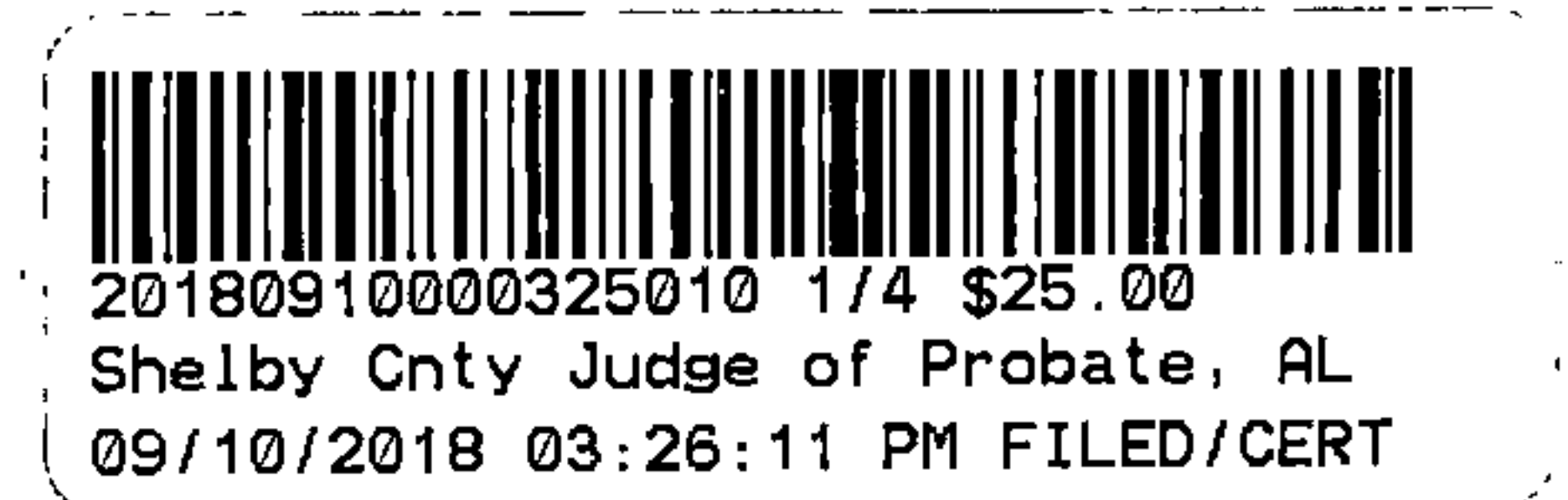


THIS INSTRUMENT PREPARED BY:
R. Dale Wallace, Jr., Esq.
Wallace, Jordan, Ratliff & Brandt, LLC
800 Shades Creek Parkway, Ste 400
Birmingham, Alabama 35209

SEND TAX NOTICE TO:
Ellen Abramson
4820 Bridgewater Road
Birmingham, Alabama 35243

Tax Assessor's Property Value: \$355,000
Address of Property: 4820 Bridgewater Road
Birmingham, Alabama 35243
Parcel I.D.: 10 2 03 0 001 002.003
Source of Title: Document: 20010205000039821
Book: 2001 Page: 0000398200000



DEED OF DISTRIBUTION

STATE OF ALABAMA)
SHELBY COUNTY)

THIS DEED made and entered into by Wells Fargo Bank, NA, as Personal Representative of the Estate of William Alan Abramson, deceased, and Wells Fargo Bank, NA, as Trustee of Trust Estate "B" created under the Last Will and Testament of William Alan Abramson, (herein collectively referred to as the "Grantor"), with a current address of 100 Office Park Drive, Birmingham, AL 35223, to Ellen Abramson, with a current address of 4820 Bridgewater Road, Birmingham, Alabama 35243 (herein referred to as the "Grantee").

RECITALS:

1. William Alan Abramson (herein referred to as the "Decedent") died testate on December 10, 2016. The Decedent's Last Will and Testament dated December 21, 1993 (herein sometimes referred to as the "Will") was admitted to record in the Probate Court of Shelby County, Alabama, on March 3, 2017. The administration of the Decedent's Estate was assigned Case Number PR-2017-000109 by said Court. Said Court issued Letters Testamentary to Wells Fargo Bank, NA on March 3, 2017, authorizing it to act on behalf of the Estate of the Decedent.

2. Item IV of the Will provides for the disposition of the Decedent's residuary estate to Trust Estate "B", and directs the Trustee to hold and administer the trust estate for the benefit of the Decedent's wife and children during the lifetime of the Decedent's wife.

3. The marriage of the Decedent and Billie J. Abramson was terminated by virtue of a divorce, which was issued by the Circuit Court of Jefferson County, Alabama on June 30, 2000,

Case #DR2000-000563. Pursuant to Ala. Code §43-8-252 the Decedent's former spouse is considered to have predeceased the Decedent.

4. Item VI of the Will contains the provisions of Trust Estate "B". Item VI (d) directs the Trustee to apportion the trust estate among the Decedent's descendants, per stirpes, in the event that the Decedent's spouse predeceases the Decedent. It further directs the Trustee to distribute the principal of a beneficiary's share of the trust as follows: 1/3 at age twenty-five (25), 1/2 of the remainder at age thirty (30), and the balance at age thirty-five (35).

5. The Grantee is the only child of the Decedent, and is over the age of thirty-five (35) years.

6. Grantor has determined that said real estate described herein and made the subject of this conveyance shall be distributed to Grantee in satisfaction of said devise to it under Items IV and VI of the Decedent's Will.

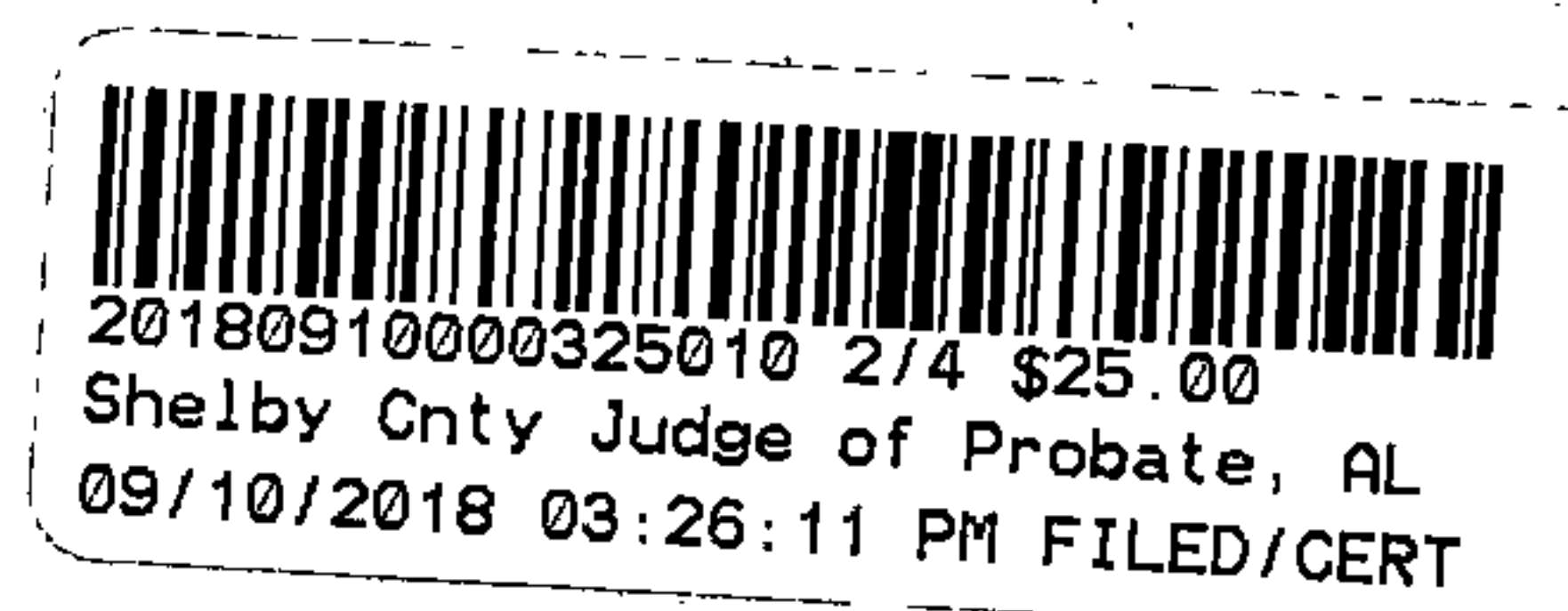
NOW, THEREFORE, in consideration of the premises, Grantor does hereby Grant, Bargain, Sell and Convey unto Grantee, all of the Decedent's right, title, interest and claim in or to the real estate situated in Shelby County, Alabama, described with particularity, as to-wit:

Lot 2, according to the Amended Map of Fourth Sector Altadena Bend, as recorded in Map Book 7, page 90, in the Probate Office of Shelby County, Alabama.

Together with all the rights, tenements, hereditaments, and appurtenances thereto belonging or in any way appertaining.

This Conveyance is made subject to:

1. Ad valorem taxes due October, 2018, a lien, but not yet payable.
2. Restrictions appearing of record in Misc. Volume 25/481 and amended in Instrument 2001/35085, in the Probate Office of Shelby County, Alabama.
3. Easement to Alabama Power Company recorded in Deed Book 313/188, in the Probate Office of Shelby County, Alabama.
4. Easement to Alabama Power Company recorded in Deed Book 334/324, in the Probate Office of Shelby County, Alabama.



2. All easements, covenants, mineral and mining rights, encumbrances, restrictions and rights of way of record.

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

This instrument is executed by the Grantor solely in its representative capacity named herein, and neither this instrument nor anything contained herein shall be construed as creating any indebtedness or obligation on the part of a Grantor in its individual capacity, and a Grantor expressly limits its liability hereunder to the property now or hereafter held by in it in its representative capacity named.

IN WITNESS WHEREOF, the Grantor has executed this conveyance by setting its signature hereto effective this the 7th day of September, 2018.

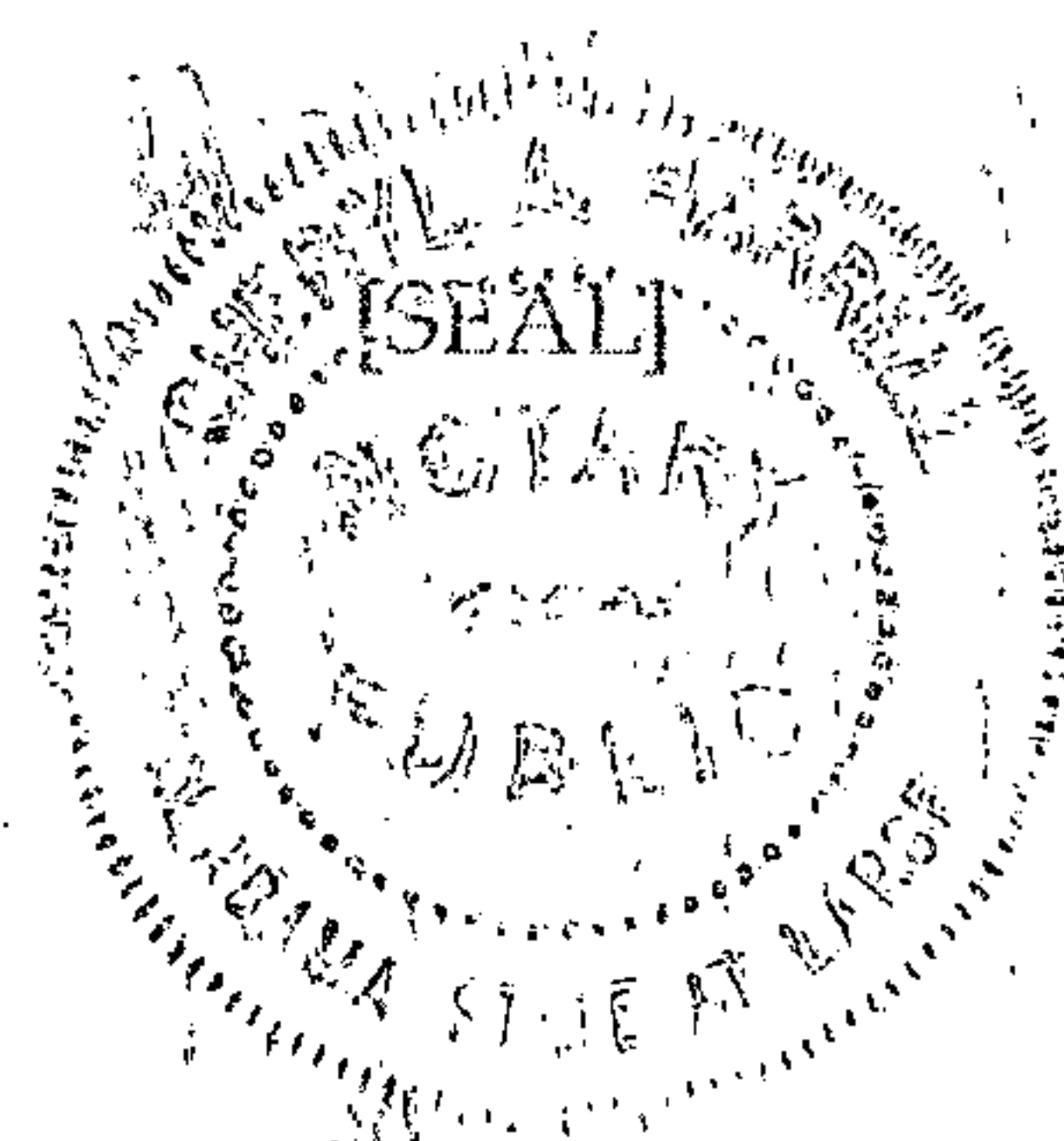
WELLS FARGO BANK, NA in its capacity as
Personal Representative of the
ESTATE OF WILLIAM ALAN ABRAMSON
Deceased

By: Janet W. Burttrom
JANET W. Burttrom
Its: Vice President

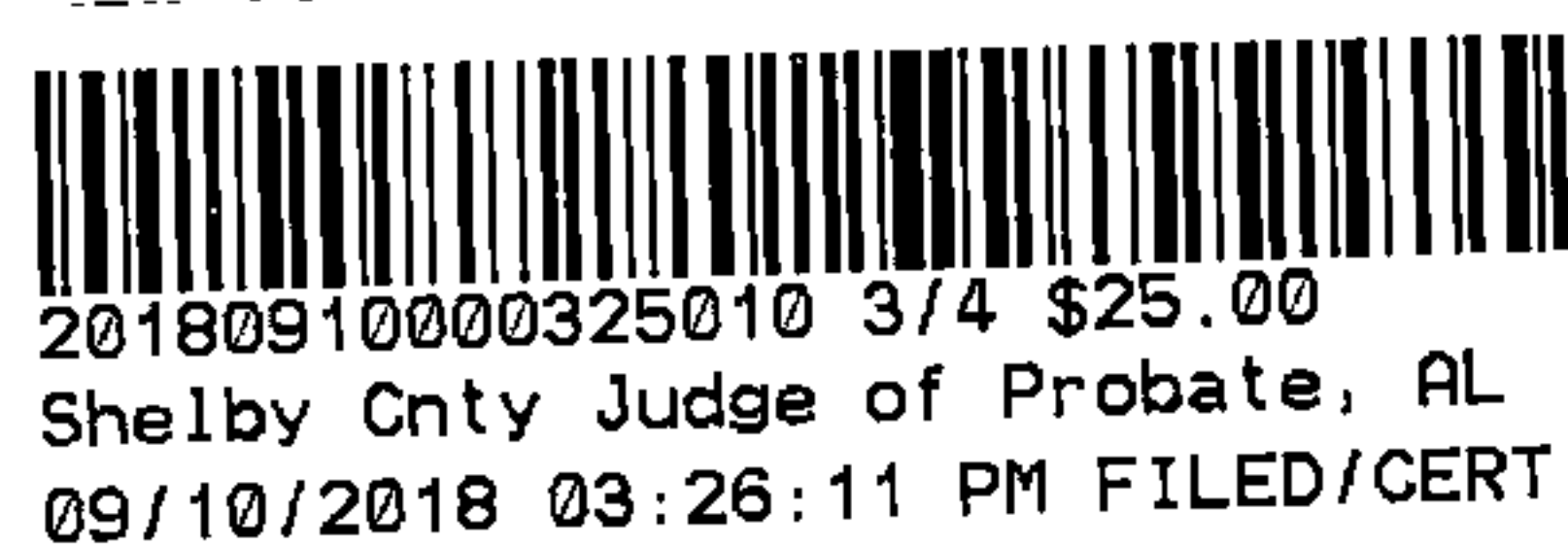
STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said State in said County, hereby certify that JANET W. Burttrom who, being by me first duly sworn, declared that she is the Vice President of WELLS FARGO BANK, NA, whose name, as Personal Representative of the Estate of William Alan Abramson, 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 said instrument, he/she executed the same voluntarily as such officer in its official capacity as such Personal Representative on the day the same bears date.

Given under my hand and official seal this the 7th day of September, 2018.



Cheryl A. Harrell
NOTARY PUBLIC
My Commission Expires: 10-28-2018



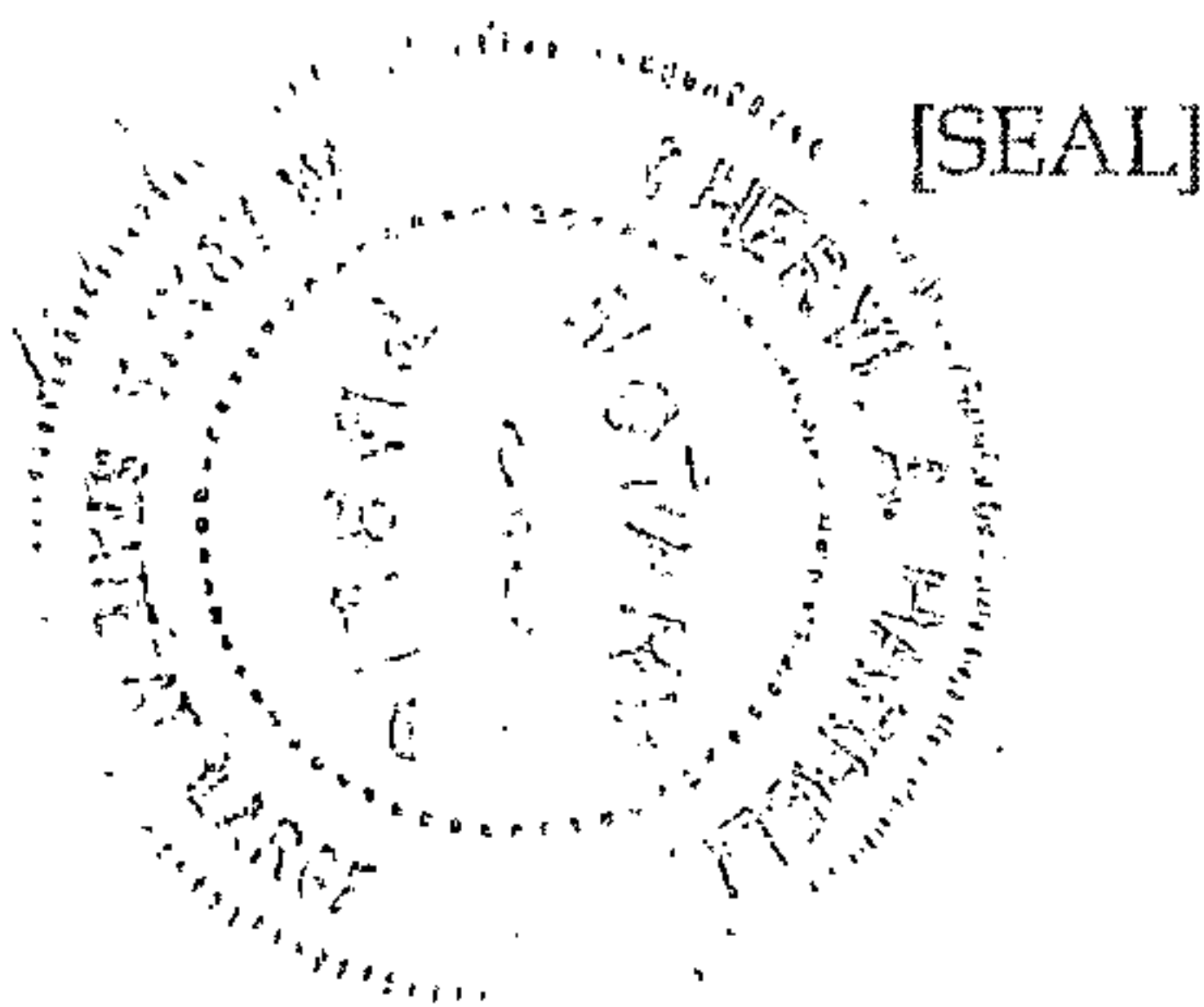
WELLS FARGO BANK, NA in its capacity as
Trustee of the
Trust Estate "B" created under the Last Will and
Testament of William Alan Abramson

By: Janet W. Burthram
JANET W. BURTHRAM
Its: Vice President

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said State in said County, hereby
certify that JANET W. BURTHRAM, who, being by me first duly sworn, declared that he is
the Vice President of WELLS FARGO BANK, NA, whose name, as Trustee of Trust
Estate "B" created under the Last Will and Testament of William Alan Abramson, 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 said instrument, he executed the same voluntarily as such officer in
its official capacity as such Personal Representative on the day the same bears date.

Given under my hand and official seal this the 7th day of September, 2018.



Cheryl A. Harrel
NOTARY PUBLIC
My Commission Expires: 10-28-2018



20180910000325010 4/4 \$25.00
Shelby Cnty Judge of Probate, AL
09/10/2018 03:26:11 PM FILED/CERT