

Prepared by:
Robert McNearney
2870 Old Rocky Ridge Rd.
Ste 160
Birmingham, AL 35243

Send Tax Notice To:
Mohammad Altef Abdul
29 Ashford Cir
Hoover, AL 35244

20181016000366140
10/16/2018 10:40:50 AM
DEEDS 1/2

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Fifty Two Thousand Seven Hundred Fifty Dollars and No Cents (\$152,750.00) to the undersigned Grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we,

James F. England, Jr., individually and as Attorney in Fact for his wife, Pamela England, whose mailing address is:

280 Oxford Way, Pelham, AL 35124

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

Mohammad Altef Abdul , whose mailing address is:

(herein referred to as Grantee, whether one or more), the following described real estate situated in Shelby County, Alabama, to wit:

Lot 29-A, according to a Resurvey of Lots 25, 26, 27, 28, 29, 30, 31 and 32, Amended Map of Chase Plantation, as recorded in Map Book 8, Page 117, in the Probate Office of Shelby County, Alabama.

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

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 15th day of October, 2018.

James F. England, Jr.
James F. England, Jr.

Pamela England, by and through her Attorney in Fact, James F. England, Jr.
Pamela England, by and through her Attorney in Fact, James F. England, Jr.

State of Alabama
County of JEFFERSON

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that James F. England, Jr., individually and as Attorney in Fact for his wife, Pamela England 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 in his capacity as said Attorney in Fact and with full authority executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 15th day of October, 2018.

Lori Farley
Notary Public, State of Alabama
Printed Name of Notary
My Commission Expires: 12/29/2021

LORI FARLEY
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
December 29, 2021



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/16/2018 10:40:50 AM
\$171.00 CHERRY
20181016000366140

Alli S. Boyd