

18-8452

Send tax notice to: Alyce H. Head, 1226 Inverness Cove Way, Birmingham, AL 35242

This instrument was prepared by:

Nedra M. Garrett, Attorney

South Oak Title, LLC

2870 Old Rocky Ridge Road, Suite 160

Birmingham, AL 35243

20181101000388020

11/01/2018 02:31:35 PM

DEEDS 1/2

GENERAL WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two Hundred Thirty One Thousand and No/100 (\$231,000.00) Dollars**, the amount of which can be verified in the Sales Contract between the parties hereto to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we

Summer L. Smith, a married woman, whose mailing address is:

136 High Hampton Drive, Pelham, AL 35124

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

Alyce H. Head, whose mailing address is:

1226 Inverness Cove Way, Birmingham, AL 35242

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is: **1226 Inverness Cove Way, Birmingham, AL 35242** to-wit

Lot 75A, according to the Final Plat of the Residential Subdivision Inverness Cove Phase 2-Resurvey #1, as recorded in Map Book 36, Page 110 A & B, in the Probate Office of Shelby County, Alabama.

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

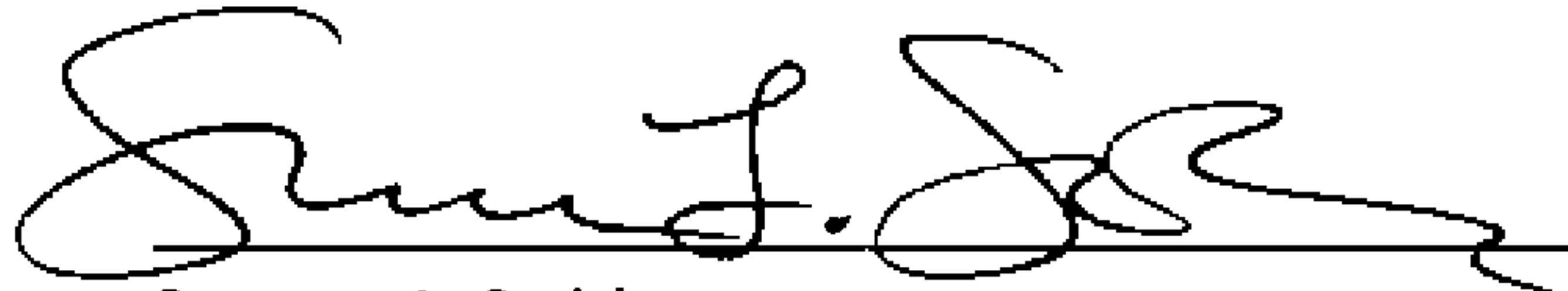
\$207,900.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

Grantor is married but the property conveyed herein is not the homestead of the Grantor's spouse.

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 Grantee, his heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; and 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 hand(s) and seal(s) this 31 day of October 2018.


Summer L. Smith

STATE OF ALABAMA
COUNTY OF JEFFERSON

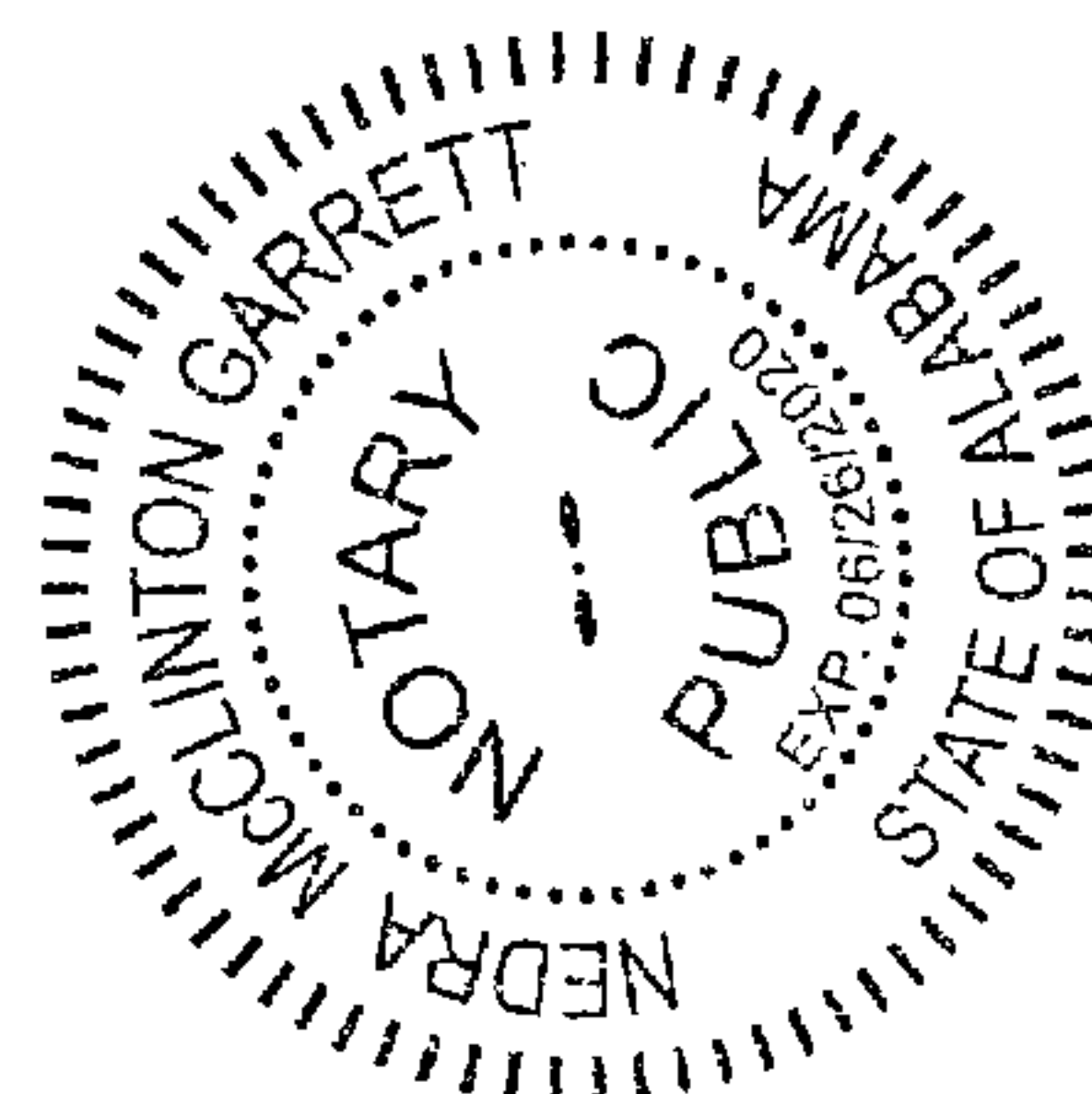
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Summer L. Smith**, a married woman whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that being informed of the contents of this conveyance, she has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 31 day of October 2018.



NOTARY PUBLIC

My Commission expires: 6/26/20



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/01/2018 02:31:35 PM
\$41.50 CHERRY
20181101000388020

