

Prepared by:
Robert McNearney III
2870 Old Rocky Ridge Road
Suite 160
Birmingham, AL 35243

Send Tax Notice To:
Darron M. Barrus
5513 Parkside Dr
Birmingham, AL 35242

GENERAL WARRANTY DEED

20190222000057940
02/22/2019 03:40:44 PM
DEEDS 1/1

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Hundred Fifty Thousand Dollars and No Cents (\$350,000.00) to the undersigned Grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we, Donald R Webster and Jimmie Cheri Webster, husband and wife, whose address is 2587 Willow Brook Cir; Rhon 35242 (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto Darron M. Barrus whose address is 5513 Parkside Dr., Birmingham, AL 35242 (herein referred to as Grantee, whether one or more), the following described real estate situated in Shelby County, Alabama, to wit:

Lot 69, according to the Map and Survey of Oakridge - 1st Sector, as recorded in Map Book 9, Page 176, in the Probate Office of Shelby County, Alabama.


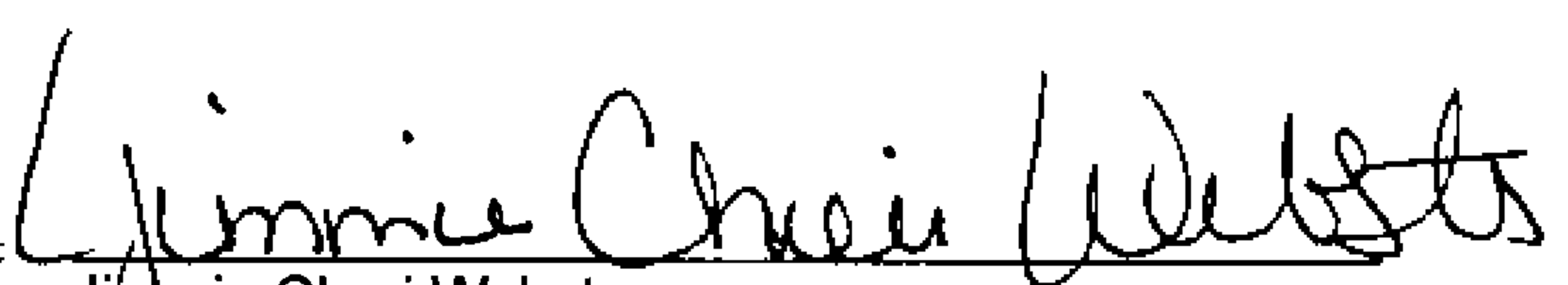
Subject to: All easements, restrictions and rights of way of record.

\$332,500.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

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 20th day of February, 2019.


Donald R Webster

Jimmie Cheri Webster

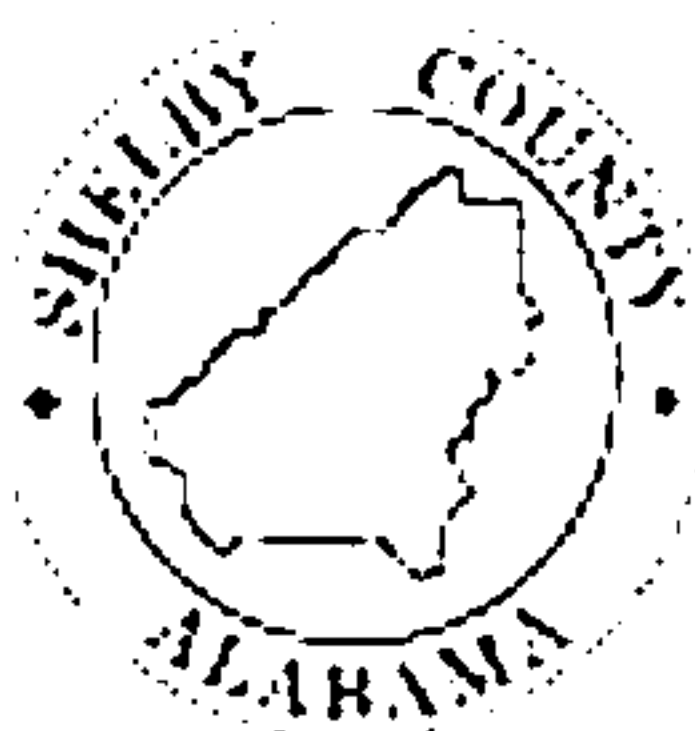
State of Alabama
County of Jefferson

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Donald R Webster and Jimmie Cheri Webster, 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 in his/her/their capacity as Personal Representative and as Trustee of the Donald R Webster and Jimmie Cheri Webster executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 20th day of February, 2019.


Notary Public, State of Alabama
Printed Name of Notary _____
My Commission Expires: _____

ROBERT O MCNEARNEY III
Notary Public, Alabama State At Large
My Commission Expires
November 05, 2021



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/22/2019 03:40:44 PM
\$32.50 CHERRY
20190222000057940

Allen S. Bayl