

20190415000121020
04/15/2019 11:03:22 AM
DEEDS 1/2

STATUTORY WARRANTY DEED

This Instrument Was Prepared By:
Luke A. Henderson, Esq.
17 Office Park Circle, Ste 150
Birmingham, AL 35223

Send Tax Notice To:
Gregory Holdings, LLC
7646 Cottonridge Road
Trussville, AL 35173

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Two Hundred Seventy-Five Thousand and 00/100 Dollars (\$275,000.00), being the contract sales price, to the undersigned Grantor in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, **Renasant Bank, a Mississippi banking corporation** (herein referred to as Grantor) do grant, bargain, sell and convey unto **Gregory Holdings, LLC** (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lot 16, according to the Survey of Indian Highlands Estates, as recorded in Map Book 13, Page 69, in the Probate Office of Shelby County, Alabama.

\$220,000.00 of the consideration recited above was paid from a purchase money first mortgage loan closed simultaneously herewith.

Subject to one year right of redemption as evidenced by that certain foreclosure deed recorded in Instrument No. 20180620000218870.

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.

TO HAVE AND TO HOLD unto the said Grantee, its heirs and assigns, forever.

And Grantor, for itself, its successors, assigns and transferees will warrant and forever defend the right and title to the above described property, unto the said Grantee, his heirs and assigns against the claims of all persons claiming by, through or under Grantor, which claims are based upon matters occurring subsequent to Grantor's acquisition of the above described property and prior to the date of delivery of this deed.

IN WITNESS WHEREOF, the said GRANTOR, Renasant Bank, a Mississippi banking corporation, by its Vice President, Kent Dees who is authorized to execute this conveyance, has hereto set its signature and seal, this April 12, 2019.

Renasant Bank, a Mississippi banking corporation

by:

Kent Dees V.P.
Kent Dees
Its: Vice President

STATE OF Mississippi)
COUNTY OF Lee)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Kent Dees whose name as Vice President of Renasant Bank, a Mississippi banking corporation, 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 the conveyance, Kent Dees, in his capacity as such Vice President and with full authority, executed the same voluntarily for and as the act of said banking corporation.

Given under my hand and seal this April 9th, 2019.

Debra Lynn Tranham
Notary Public

My Commission Expires: 9-14-2020

Grantor's Address:
2189 McCullough Blvd
Tupelo, MS 38801
Property Address:
8008 Woodfern Drive
Pelham, AL 35124



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/15/2019 11:03:22 AM
\$73.00 CHARITY
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Allen S. Bayl