

Send tax notice to:
Robert E. Pesnell Jr.
213 Kings Crest Ln
Pelham, AL 35124
BHM1900397
STATE OF ALABAMA
Shelby COUNTY

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty Eight Thousand and 00/100 Dollars (\$58,000.00) in hand paid to the undersigned, **Marianne Bishop, a *married* woman, whose mailing address is: 625 Dogwood Circle, Birmingham, AL 35244** (hereinafter referred to as "Grantor"), by **Robert E. Pesnell Jr.** (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 96, according to the Survey of Weatherly Oxford Sector 10, as recorded in Map Book 19, Page 38, in the Probate Office of Shelby County Alabama.

SUBJECT TO:
ADVALOREM TAXES DUE OCTOBER 01, 2019 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.
MINING AND MINERAL RIGHTS EXCEPTED.

The Grantor does for himself/herself, his/her heirs and assigns, covenant with Grantee, his/her heirs, executors, administrators and assigns, that he/she is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he/she has a good right to sell and convey the same as aforesaid; and that heshe will, and his/her heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her/his heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this, the 1st
day of May, 2019

Marianne Bishop
Marianne Bishop

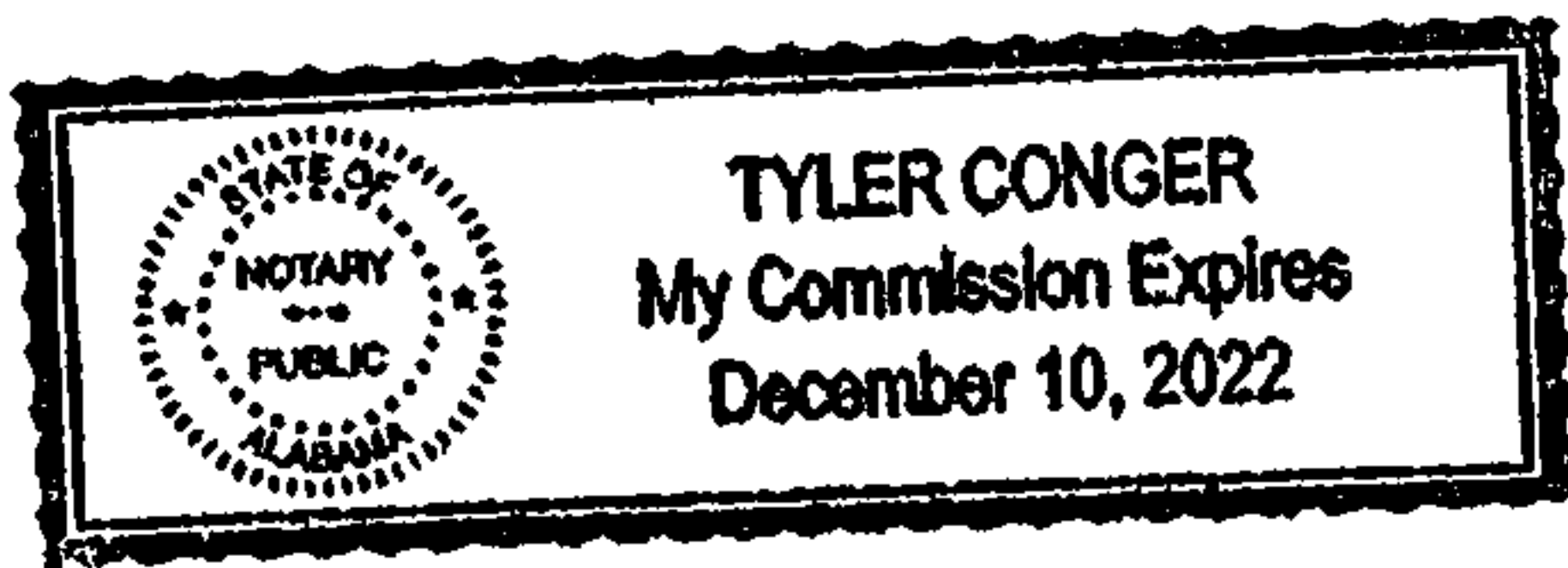
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marianne Bishop, whose name is signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this, the 1st day of May, 2019

(Notary Seal)

Tyler M. Conger
Notary Public
Print Name: Tyler M. Conger
Commission Expires: 12/10/22



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/03/2019 08:47:28 AM
\$76.00 CHERRY
20190503000147830

Allie S. Boyd