

This instrument was prepared by:
(Name) William H. Halbrooks, Attorney
(Address) #1 Independence Plaza - Suite 704
Birmingham, AL 35209

Send Tax Notice To:
(Name) Tan Minh Duong
(Address) 4045 Langston Ford Drive
Hoover, AL 35244
(which is the property address)

STATUTORY WARRANTY DEED
STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY)

That for and in consideration of Three Hundred Ninety Thousand Twelve
and No/100 ----- (\$390,012.00) Dollars
(as evidenced by the closing statement)

and other good and valuable consideration to the undersigned
Embridge Homes, LLC, a limited liability company (Grantor),
(whose address is: 5406Hwy. 280 E., Suite C101, Birmingham, AL 35242)

in hand paid by Tan Minh Duong (Grantee),
(whose address is the property address)

the receipt and sufficiency of which is hereby acknowledged, Grantor does by these presents
grant, bargain, sell and convey unto the said Grantee the following described real estate situated
in Shelby County, Alabama, to wit:

Lot 314, according to the Final Plat of the Mixed Use Subdivision of
Lake Wilborn Phase 3, as recorded in Map Book 49, page 97 A and B, in the
Probate Office of Shelby County, Alabama.

Subject to: current taxes, easements, restrictions, and rights-of-way of record.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/02/2019 03:13:56 PM
\$412.50 CHERRY
20191202000445090

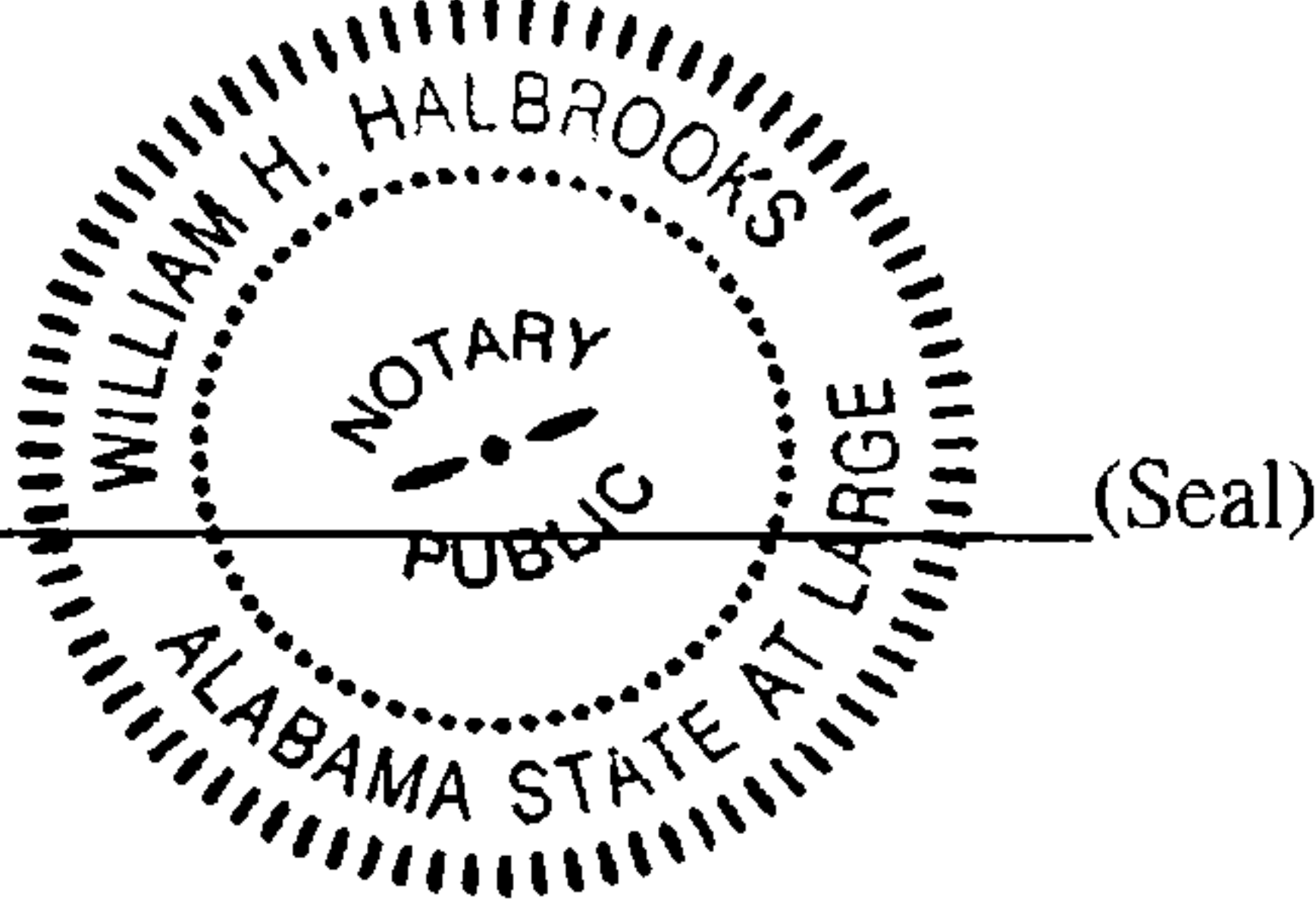
Allen S. Bayl

TO HAVE AND TO HOLD unto the said Grantee(s), his, her or their heirs and assigns forever.
Grantor does for itself, its successors and assigns, covenant with said Grantee(s) that it is
lawfully seized in fee simple of said premises, that said premises are free from all encumbrances,
that Grantor has a good right to sell and convey the same as aforesaid, and that Grantor will and
its successors and assigns shall, warrant and defend the same to the said Grantee(s).

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s) this
27th day of Nov., 2019.

Embridge Homes, LLC

Clark Parker (Seal)
Clark Parker, Member



STATE OF ALABAMA)
)
COUNTY OF JEFFERSON)

Limited Liability Company Acknowledgment

I, William H. Halbrooks, a Notary Public in and for said County, in said State, hereby
certify that, Clark Parker whose name as Member for/of
Embridge Homes, LLC, a limited liability company, 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, he, as such officer and with full authority, executed the same
voluntarily for and as the act of said limited liability company on the day the same bears date.

Given under my hand and official seal this 27th day of Nov, 2019

My Commission Expires: 4/21/20

William H. Halbrooks
William H. Halbrooks, Notary Public

